

HOUSING MARKET INFORMATION

RESIDENTIAL CONSTRUCTION DIGEST

Edmonton



Date Released: December 2011

Canada

Housing market intelligence you can count on



Edmonton Metropolitan Area

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LEGEND

Single Family	Text
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Single + Multiple Family	Text

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Alberta Centres of 10,000 + Population

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Zone Map

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Table 1a - Edmonton Metropolitan Area
Housing Starts for the Month of: NOVEMBER 2011

Area	Singles 2011	Singles 2010	% Change 2011 to 2010	Multiples 2011	Multiples 2010	% Change 2011 to 2010	Total 2011	Total 2010	% Change 2011 to 2010
Zone Not Coded	0	0	.	0	0	.	0	0	.
North Central	15	12	25.0	63	10	530.0	78	22	254.6
Northeast	15	18	-16.7	10	4	150.0	25	22	13.6
Northwest	19	16	18.8	4	11	-63.6	23	27	-14.8
South Central	15	9	66.7	8	0	.	23	9	155.6
Southeast	49	73	-32.9	54	39	38.5	103	112	-8.0
Southwest	78	63	23.8	26	27	-3.7	104	90	15.6
West	43	66	-34.9	10	8	25.0	53	74	-28.4
Total Edmonton City	234	267	-9.0	175	99	76.8	409	366	14.9
Beaumont Town	18	26	-30.8	0	0	.	18	26	-30.8
Calmar Town	0	0	.	0	0	.	0	0	.
Devon Town	0	0	.	0	0	.	0	0	.
Fort Saskatchewan City	22	13	69.2	2	75	-97.3	24	88	-72.7
Gibbons Town	0	0	.	0	2	-100.0	0	2	-100.0
Leduc City	24	11	118.2	48	2	2300.0	72	13	453.9
Leduc County	13	8	62.5	0	0	.	13	8	62.5
Morinville Town	6	10	-40.0	7	9	-22.2	13	19	-31.6
Parkland County	15	19	-21.1	2	0	.	17	19	-10.5
Spruce Grove City	17	19	-10.5	2	113	-98.2	19	132	-85.6
St. Albert City	22	15	46.7	0	0	.	22	15	46.7
Stony Plain Town	7	9	-22.2	4	0	.	11	9	22.2
Strathcona County	29	40	-27.5	18	2	800	47	42	11.9
Sturgeon County	14	23	-39.13	0	0	.	14	23	-39.13
Other Centres	2	3	-33.33	0	0	.	2	3	-33.33
Total Rural Municipalities	189	196	-3.6	83	203	-59.1	272	399	-31.8
Grand Total	423	453	-6.62	258	302	-14.57	681	755	-9.8

Canada Mortgage and Housing Corporation

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Table 1b - Edmonton Metropolitan Area
Housing Starts: Year-to-Date 2011

Area	Singles 2011	Singles 2010	% Change 2011 to 2010	Multiples 2011	Multiples 2010	% Change 2011 to 2010	Total 2011	Total 2010	% Change 2011 to 2010
Zone Not Coded	0	0	.	0	0	.	0	0	.
North Central	102	101	1.0	537	304	76.6	639	405	57.8
Northeast	195	224	-13.0	132	96	37.5	327	320	2.2
Northwest	208	251	-17.1	157	248	-36.7	365	499	-26.9
South Central	99	65	52.3	130	162	-19.8	229	227	0.9
Southeast	664	987	-32.7	489	557	-12.2	1153	1544	-25.3
Southwest	961	989	-2.8	1164	953	22.1	2125	1942	9.4
West	600	623	-3.7	179	225	-20.4	779	848	-8.1
Total Edmonton City	2829	3240	-12.7	2788	2545	9.6	5617	5785	-2.9
Beaumont Town	223	224	-0.5	88	32	175.0	311	256	21.5
Calmar Town	5	4	25.0	0	0	.	5	4	25.0
Devon Town	14	10	40.0	2	37	-94.6	16	47	-66.0
Fort Saskatchewan City	197	259	-23.9	139	160	-13.1	336	419	-19.8
Gibbons Town	17	21	-19.1	0	9	-100.0	17	30	-43.3
Leduc City	173	269	-35.7	313	327	-4.3	486	596	-18.5
Leduc County	90	111	-18.92	0	0	.	90	111	-18.9
Morinville Town	68	112	-39.3	31	20	55.0	99	132	-25.0
Parkland County	141	226	-37.6	4	2	100.0	145	228	-36.4
Spruce Grove City	150	274	-45.3	265	229	15.7	415	503	-17.5
St. Albert City	190	176	8.0	96	4	2300.0	286	180	58.9
Stony Plain Town	81	104	-22.1	20	46	-56.5	101	150	-32.7
Strathcona County	295	490	-39.8	241	219	10.05	536	709	-24.4
Sturgeon County	141	179	-21.23	0	0	.	141	179	-21.23
Other Centres	34	54	-37.04	6	18	-66.67	40	72	-44.44
Total Rural Municipalities	1819	2513	-27.6	1205	1103	9.3	3024	3616	-16.4
Grand Total	4648	5753	-19.2	3993	3648	9.5	8641	9401	-8.1

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Table 2a - Edmonton Metropolitan Area
Single Family Housing Starts by Zone and House Type: NOVEMBER 2011

Area	Bungalow			Split Level			Two-Story			Other			Total
	2011	2010	%chg	2011	2010	%chg	2011	2010	%chg	2011	2010	%chg	
Zone Not Coded	0	0	.	0	0	.	0	0	.	0	0	.	0
North Central	0	5	-100.0	3	2	50.0	6	5	20.0	6	0	.	15
Northeast	2	0	.	0	0	.	8	18	-55.6	5	0	.	15
Northwest	0	1	-100.0	0	0	.	12	14	-14.3	7	1	600.0	19
South Central	0	0	.	0	0	.	11	8	37.5	4	1	300.0	15
Southeast	1	0	.	0	2	-100.0	30	69	-56.5	18	2	800.0	49
Southwest	0	6	-100.0	0	0	.	46	57	-19.3	32	0	.	78
West	2	3	-33.3	0	1	-100.0	22	61	-63.9	19	1	1800.0	43
Total Edmonton City	5	15	-66.7	3	5	-40.0	135	232	-41.8	91	5	1720.0	234
Beaumont Town	0	1	-100.0	0	0	.	10	7	42.9	8	18	-55.6	18
Calmar Town	0	0	.	0	0	.	0	0	.	0	0	.	0
Devon Town	0	0	.	0	0	.	0	0	.	0	0	.	0
Fort Saskatchewan City	1	0	.	0	0	.	1	1	0.0	20	12	66.7	22
Gibbons Town	0	0	.	0	0	.	0	0	.	0	0	.	0
Leduc City	0	1	-100.0	0	1	-100.0	12	4	200.0	12	5	140.0	24
Leduc County	1	0	.	0	0	.	0	1	-100.0	12	7	71.4	13
Morinville Town	0	0	.	0	0	.	0	2	-100.0	6	8	-25.0	6
Parkland County	7	2	250.0	0	0	.	2	0	.	6	17	-64.7	15
Spruce Grove City	0	0	.	0	0	.	9	3	200.0	8	16	-50.0	17
St. Albert City	1	0	.	0	0	.	9	0	.	12	15	-20.0	22
Stony Plain Town	1	0	.	0	0	.	2	0	.	4	9	-55.6	7
Strathcona County	0	0	.	0	0	.	0	0	.	29	40	-27.5	29
Sturgeon County	0	0	.	0	0	.	0	0	.	14	23	-39.13	14
Other Centres	0	0	.	0	0	.	1	0	.	1	3	-66.67	2
Total Rural Municipalities	11	4	175.0	0	1	-100.0	46	18	155.6	132	173	-23.7	189
Grand Total	16	19	-15.8	3	6	-50.0	181	250	-27.6	223	178	25.3	423

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Table 2b - Edmonton Metropolitan Area
Single Family Housing Starts by Zone and House Type: Year to Date 2011

Area	Bungalow			Split Level			Two-Story			Other			Total 2011
	2011	2010	%chg	2011	2010	%chg	2011	2010	%chg	2011	2010	%chg	
Zone Not Coded	0	0	.	0	0	.	0	0	.	0	0	.	0
North Central	12	26	-53.9	15	11	36.4	61	56	8.9	14	8	75.0	102
Northeast	3	10	-70.0	7	14	-50.0	165	189	-12.7	20	11	81.8	195
Northwest	7	11	-36.4	4	16	-75.0	179	222	-19.4	18	2	800.0	206
South Central	11	4	175.0	3	1	200.0	74	51	45.1	11	9	22.2	99
Southeast	7	9	-22.2	10	59	-83.1	572	891	-35.8	75	28	167.9	664
Southwest	42	61	-31.2	2	8	-75.0	798	900	-11.3	119	20	495.0	961
West	33	37	-10.8	11	23	-52.2	476	547	-13.0	80	16	400.0	600
Total Edmonton City	115	158	-27.2	52	132	-60.6	2325	2866	-18.6	337	94	266.6	2829
Beaumont Town	4	6	-33.3	2	3	-33.3	114	78	46.2	103	137	-24.8	223
Calmar Town	0	1	-100.0	0	0	.	3	1	200.0	2	2	0.0	5
Devon Town	5	0	.	0	0	.	4	5	-20.0	5	5	0.0	14
Fort Saskatchewan City	1	1	0.0	1	0	.	12	5	140.0	183	253	-27.7	197
Gibbons Town	0	0	.	0	1	-100.0	2	1	100.0	15	19	-21.1	17
Leduc City	6	8	-25.0	0	2	-100.0	103	132	-22.0	64	127	-49.6	173
Leduc County	19	10	90.0	0	3	-100.0	8	9	-11.1	63	89	-29.2	90
Morinville Town	0	2	-100.0	1	6	-83.3	7	12	-41.7	60	92	-34.8	68
Parkland County	25	40	-37.5	1	2	-50.0	11	24	-54.2	104	160	-35.0	141
Spruce Grove City	5	7	-28.6	0	1	-100.0	41	43	-4.7	104	223	-53.4	150
St. Albert City	8	0	.	0	0	.	35	17	105.9	147	159	-7.6	190
Stony Plain Town	4	2	100.0	0	0	.	14	12	16.7	63	90	-30.0	81
Strathcona County	3	4	-25.0	0	2	-100	2	11	-81.82	290	473	-38.69	295
Sturgeon County	2	2	0	0	0	.	0	3	-100	139	174	-20.11	141
Other Centres	4	8	-50	0	1	-100	7	6	16.67	23	39	-41.03	34
Total Rural Municipalities	86	91	-5.5	5	21	-76.2	363	369	1.1	1365	2042	-33.2	1819
Grand Total	201	249	-19.3	57	153	-62.8	2688	3215	-16.4	1702	2136	-20.3	4648

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Table 3a - Edmonton Metropolitan Area
Multiple Family Housing Starts by Zone, Type and Tenure: NOVEMBER 2011

Area	Semi-Det	Rental			Condominium			Other	Grand Total
		Row	Apt.	Total	Row	Apt.	Total		
Zone Not Coded	0	0	0	0	0	0	0	0	0
North Central	10	0	50	50	0	0	0	3	63
Northeast	10	0	0	0	0	0	0	0	10
Northwest	4	0	0	0	0	0	0	0	4
South Central	4	0	0	0	0	0	0	4	8
Southeast	30	0	0	0	24	0	24	0	54
Southwest	18	0	0	0	8	0	8	0	26
West	10	0	0	0	0	0	0	0	10
Total Edmonton City	86	0	50	50	32	0	32	7	176
Beaumont Town	0	0	0	0	0	0	0	0	0
Calmar Town	0	0	0	0	0	0	0	0	0
Devon Town	0	0	0	0	0	0	0	0	0
Fort Saskatchewan City	2	0	0	0	0	0	0	0	2
Gibbons Town	0	0	0	0	0	0	0	0	0
Leduc City	32	0	0	0	12	0	12	4	48
Leduc County	0	0	0	0	0	0	0	0	0
Morinville Town	0	0	0	0	0	0	0	7	7
Parkland County	2	0	0	0	0	0	0	0	2
Spruce Grove City	2	0	0	0	0	0	0	0	2
St. Albert City	0	0	0	0	0	0	0	0	0
Stony Plain Town	4	0	0	0	0	0	0	0	4
Strathcona County	8	0	0	0	10	0	10	0	18
Sturgeon County	0	0	0	0	0	0	0	0	0
Other Centres	0	0	0	0	0	0	0	0	0
Total Rural Municipalities	50	0	0	0	22	0	22	11	83
Grand Total	136	0	50	50	54	0	54	18	258

Edmonton Residential Construction Digest

Table 3b - Edmonton Metropolitan Area
Multiple Family Housing Starts by Zone, Type and Tenure: Year to Date 2011

Area	Semi-Det	Rental			Condominium			Other	Grand Total
		Row	Apt.	Total	Row	Apt.	Total		
Zone Not Coded	0	0	0	0	0	0	0	0	0
North Central	82	0	287	287	0	154	154	14	537
Northeast	40	0	0	0	32	60	92	0	132
Northwest	46	0	0	0	10	101	111	0	157
South Central	42	0	0	0	0	81	81	7	130
Southeast	222	0	0	0	139	98	237	30	489
Southwest	306	0	0	0	121	693	814	44	1164
West	122	0	0	0	57	0	57	0	179
Total Edmonton City	860	0	287	287	359	1187	1546	95	2788
Beaumont Town	22	0	66	66	0	0	0	0	88
Calmar Town	0	0	0	0	0	0	0	0	0
Devon Town	2	0	0	0	0	0	0	0	2
Fort Saskatchewan City	68	0	71	71	0	0	0	0	139
Gibbons Town	0	0	0	0	0	0	0	0	0
Leduc City	82	0	127	127	20	80	100	4	313
Leduc County	0	0	0	0	0	0	0	0	0
Morinville Town	4	0	0	0	12	0	12	15	31
Parkland County	4	0	0	0	0	0	0	0	4
Spruce Grove City	138	0	103	103	12	0	12	12	265
St. Albert City	0	0	96	96	0	0	0	0	96
Stony Plain Town	20	0	0	0	0	0	0	0	20
Strathcona County	64	0	0	0	52	125	177	0	241
Sturgeon County	0	0	0	0	0	0	0	0	0
Other Centres	2	0	0	0	4	0	4	0	6
Total Rural Municipalities	406	0	463	463	100	205	305	31	1205
Grand Total	1266	0	750	750	459	1392	1851	126	3993

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Table 4a - Edmonton Metropolitan Area
Housing Completions for the Month of: NOVEMBER 2011

Area	Singles 2011	Singles 2010	% Change 2011 to 2010	Multiples 2011	Multiples 2010	% Change 2011 to 2010	Total 2011	Total 2010	% Change 2011 to 2010
Zone Not Coded	0	0	.	0	0	.	0	0	.
North Central	8	7	14.3	4	54	-92.6	12	61	-80.3
Northeast	15	21	-28.6	6	22	-72.7	21	43	-51.2
Northwest	23	14	64.3	2	12	-83.3	25	26	-3.9
South Central	8	3	166.7	6	15	-60.0	14	18	-22.2
Southeast	59	99	-40.4	12	32	-62.5	71	131	-45.8
Southwest	101	115	-12.2	45	21	114.3	146	136	7.4
West	52	44	18.2	20	12	66.7	72	56	28.6
Total Edmonton City	266	303	-12.2	95	168	-43.5	361	471	-23.4
Beaumont Town	24	35	-31.4	0	6	-100.0	24	41	-41.5
Calmar Town	0	0	.	0	0	.	0	0	.
Devon Town	2	1	100.0	0	0	.	2	1	100.0
Fort Saskatchewan City	20	25	-20.0	166	12	1283.3	186	37	402.7
Gibbons Town	2	0	.	0	0	.	2	0	.
Leduc City	9	38	-76.3	8	14	-42.9	17	52	-67.3
Leduc County	11	16	-31.3	0	0	.	11	16	-31.3
Morinville Town	1	16	-93.8	6	0	.	7	16	-56.3
Parkland County	10	18	-44.4	0	0	.	10	18	-44.4
Spruce Grove City	22	15	46.7	10	16	-37.5	32	31	3.2
St. Albert City	11	17	-35.3	0	0	.	11	17	-35.3
Stony Plain Town	9	15	-40.0	8	2	300.0	17	17	0.0
Strathcona County	28	46	-39.13	16	17	-5.88	44	63	-30.16
Sturgeon County	7	10	-30	0	0	.	7	10	-30
Other Centres	0	2	-100	2	0	.	2	2	0
Total Rural Municipalities	156	254	-38.6	216	67	222.4	372	321	15.9
Grand Total	422	557	-24.24	311	235	32.34	733	792	-7.45

Edmonton Residential Construction Digest

Table 4b - Edmonton Metropolitan Area
Housing Completions: Year-to-Date 2011

Area	Singles 2011	Singles 2010	% Change 2011 to 2010	Multiples 2011	Multiples 2010	% Change 2011 to 2010	Total 2011	Total 2010	% Change 2011 to 2010
Zone Not Coded	0	0	.	0	0	.	0	0	.
North Central	95	72	31.9	551	504	9.3	646	576	12.2
Northeast	209	242	-13.6	262	284	-7.8	471	526	-10.5
Northwest	208	250	-16.8	272	115	136.5	480	365	31.5
South Central	66	49	34.7	29	68	-57.4	95	117	-18.8
Southeast	823	884	-6.9	389	647	-39.9	1212	1531	-20.8
Southwest	818	853	-4.1	409	770	-46.9	1227	1623	-24.4
West	499	534	-6.6	206	174	18.4	705	708	-0.4
Total Edmonton City	2718	2884	-5.8	2118	2562	-17.3	4836	5446	-11.2
Beaumont Town	247	77	220.8	40	24	66.7	287	101	184.2
Calmar Town	5	0	.	0	0	.	5	0	.
Devon Town	11	12	-8.3	35	18	94.4	46	30	53.3
Fort Saskatchewan City	217	205	5.9	303	141	114.9	520	346	50.3
Gibbons Town	21	14	50.0	2	0	.	23	14	64.3
Leduc City	254	194	30.9	74	269	-72.5	328	463	-29.2
Leduc County	97	73	32.9	0	2	-100.0	97	75	29.3
Morinville Town	81	78	3.9	40	16	150.0	121	94	28.7
Parkland County	191	160	19.4	2	0	.	193	160	20.6
Spruce Grove City	210	253	-17.0	139	98	41.8	349	351	-0.6
St. Albert City	159	178	-10.7	105	128	-18.0	264	306	-13.7
Stony Plain Town	89	127	-29.9	187	22	750.0	276	149	85.2
Strathcona County	376	434	-13.36	136	152	-10.53	512	586	-12.63
Sturgeon County	172	125	37.6	0	2	-100	172	127	35.43
Other Centres	42	34	23.53	2	2	0	44	36	22.22
Total Rural Municipalities	2172	1964	10.6	1066	874	21.9	3237	2838	14.1
Grand Total	4890	4848	0.9	3183	3436	-7.4	8073	8284	-2.6

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Table 5a - Edmonton Metropolitan Area
Single Family Housing Completions by Zone and House Type: NOVEMBER 2011

Area	Bungalow			Split Level			Two-Story			Other			Total 2011
	2011	2010	%chg	2011	2010	%chg	2011	2010	%chg	2011	2010	%chg	
Zone Not Coded	0	0	.	0	0	.	0	0	.	0	0	.	0
North Central	2	1	100.0	1	1	0.0	5	5	0.0	0	0	.	8
Northeast	0	0	.	0	0	.	15	21	-28.6	0	0	.	15
Northwest	1	0	.	0	1	-100.0	22	13	69.2	0	0	.	23
South Central	3	0	.	0	0	.	5	3	66.7	0	0	.	8
Southeast	0	0	.	1	15	-93.3	58	83	-30.1	0	1	-100.0	59
Southwest	8	6	33.3	0	0	.	92	109	-15.6	1	0	.	101
West	2	5	-60.0	0	2	-100.0	50	37	35.1	0	0	.	52
Total Edmonton City	16	12	33.3	2	19	-89.5	247	271	-8.9	1	1	0.0	266
Beaumont Town	1	6	-83.3	1	0	.	22	28	-21.4	0	1	-100.0	24
Calmar Town	0	0	.	0	0	.	0	0	.	0	0	.	0
Devon Town	2	0	.	0	1	-100.0	0	0	.	0	0	.	2
Fort Saskatchewan City	2	3	-33.3	1	4	-75.0	17	18	-5.6	0	0	.	20
Gibbons Town	1	0	.	1	0	.	0	0	.	0	0	.	2
Leduc City	1	3	-66.7	0	1	-100.0	8	34	-76.5	0	0	.	9
Leduc County	3	6	-50.0	0	0	.	6	5	20.0	2	5	-60.0	11
Morinville Town	0	2	-100.0	0	2	-100.0	1	12	-91.7	0	0	.	1
Parkland County	5	11	-54.6	0	0	.	3	4	-25.0	2	3	-33.3	10
Spruce Grove City	3	0	.	0	0	.	18	15	20.0	1	0	.	22
St. Albert City	1	2	-50.0	1	0	.	9	15	-40.0	0	0	.	11
Stony Plain Town	1	2	-50.0	0	0	.	8	6	33.3	0	7	-100.0	9
Strathcona County	6	5	20	0	4	-100	20	37	-45.95	2	0	.	28
Sturgeon County	4	2	100	0	0	.	2	4	-50	1	4	-75	7
Other Centres	0	1	-100	0	0	.	0	0	.	0	1	-100	0
Total Rural Municipalities	30	43	-30.2	4	12	-66.7	114	178	-36.0	8	21	-61.9	166
Grand Total	46	55	-16.4	6	31	-80.7	361	449	-19.6	9	22	-59.1	422

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Table 5b - Edmonton Metropolitan Area
Single Family Housing Completions by Zone and House Type: Year to Date 2011

Area	Bungalow			Split Level			Two-Story			Other			Total
	2011	2010	%chg	2011	2010	%chg	2011	2010	%chg	2011	2010	%chg	
Zone Not Coded	0	0	.	0	0	.	0	0	.	0	0	.	0
North Central	23	10	130.0	14	7	100.0	56	51	9.8	2	4	-50.0	95
Northeast	5	9	-44.4	7	20	-65.0	196	213	-8.0	1	0	.	209
Northwest	9	7	28.6	11	12	-8.3	187	227	-17.6	1	4	-75.0	208
South Central	7	3	133.3	3	4	-25.0	54	39	38.5	2	3	-33.3	66
Southeast	7	8	-12.5	42	75	-44.0	789	789	-2.5	5	12	-58.3	823
Southwest	57	44	29.6	2	14	-85.7	753	778	-3.2	6	17	-64.7	818
West	30	30	0.0	19	22	-13.6	450	474	-5.1	0	8	-100.0	499
Total Edmonton City	138	111	24.3	98	154	-36.4	2465	2571	-4.1	17	48	-64.6	2718
Beaumont Town	18	7	157.1	5	2	150.0	218	65	235.4	6	3	100.0	247
Calmar Town	2	0	.	1	0	.	2	0	.	0	0	.	5
Devon Town	3	3	0.0	0	1	-100.0	8	7	14.3	0	1	-100.0	11
Fort Saskatchewan City	27	15	80.0	11	15	-26.7	174	151	15.2	5	24	-79.2	217
Gibbons Town	2	0	.	7	8	-12.5	9	0	.	3	6	-50.0	21
Leduc City	30	15	100.0	8	4	100.0	214	170	25.9	2	5	-60.0	254
Leduc County	48	28	71.4	4	2	100.0	26	23	13.0	19	20	-5.0	97
Morinville Town	12	4	200.0	6	13	-53.9	63	52	21.2	0	9	-100.0	81
Parkland County	113	76	48.7	1	4	-75.0	40	37	8.1	37	43	-14.0	191
Spruce Grove City	14	8	75.0	0	0	.	182	237	-23.2	14	8	75.0	210
St. Albert City	36	26	38.5	7	3	133.3	116	136	-14.7	0	13	-100.0	159
Stony Plain Town	13	17	-23.5	0	0	.	59	75	-21.3	17	35	-51.4	89
Strathcona County	87	60	11.67	29	29	0	274	340	-19.41	6	5	20	376
Sturgeon County	69	44	56.82	2	1	100	56	48	16.67	45	32	40.63	172
Other Centres	12	10	20	5	6	-16.67	15	4	275	10	14	-28.57	42
Total Rural Municipalities	466	313	48.9	86	88	-2.3	1456	1345	8.3	164	218	-24.8	2172
Grand Total	604	424	42.5	184	242	-24.0	3921	3916	0.1	181	266	-32.0	4890

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Table 6a - Edmonton Metropolitan Area
Multiple Family Housing Completions by Zone, Type and Tenure: NOVEMBER 2011

Area	Semi-Det	Rental			Condominium			Other	Grand Total
		Row	Apt.	Total	Row	Apt.	Total		
Zone Not Coded	0	0	0	0	0	0	0	0	0
North Central	4	0	0	0	0	0	0	0	4
Northeast	2	0	0	0	4	0	4	0	6
Northwest	2	0	0	0	0	0	0	0	2
South Central	6	0	0	0	0	0	0	0	6
Southeast	2	0	0	0	10	0	10	0	12
Southwest	36	0	0	0	0	0	0	9	45
West	10	0	0	0	10	0	10	0	20
Total Edmonton City	62	0	0	0	24	0	24	9	95
Beaumont Town	0	0	0	0	0	0	0	0	0
Calmar Town	0	0	0	0	0	0	0	0	0
Devon Town	0	0	0	0	0	0	0	0	0
Fort Saskatchewan City	14	0	152	152	0	0	0	0	166
Gibbons Town	0	0	0	0	0	0	0	0	0
Leduc City	4	0	0	0	4	0	4	0	8
Leduc County	0	0	0	0	0	0	0	0	0
Morinville Town	0	0	0	0	6	0	6	0	6
Parkland County	0	0	0	0	0	0	0	0	0
Spruce Grove City	10	0	0	0	0	0	0	0	10
St. Albert City	0	0	0	0	0	0	0	0	0
Stony Plain Town	8	0	0	0	0	0	0	0	8
Strathcona County	12	0	0	0	4	0	4	0	16
Sturgeon County	0	0	0	0	0	0	0	0	0
Other Centres	2	0	0	0	0	0	0	0	2
Total Rural Municipalities	50	0	152	152	14	0	14	0	216
Grand Total	112	0	152	152	38	0	38	9	311

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Table 6b - Edmonton Metropolitan Area

Multiple Family Housing Completions by Zone, Type and Tenure: Year to Date 2011

Area	Semi-Det	Rental			Condominium			Other	Grand Total
		Row	Apt.	Total	Row	Apt.	Total		
Zone Not Coded	0	0	0	0	0	0	0	0	0
North Central	60	10	66	76	0	411	411	4	551
Northeast	48	0	0	0	16	198	214	0	262
Northwest	24	43	0	43	122	83	205	0	272
South Central	26	0	0	0	3	0	3	0	29
Southeast	202	0	0	0	82	82	164	23	389
Southwest	206	0	0	0	98	69	167	36	409
West	138	0	0	0	68	0	68	0	206
Total Edmonton City	704	63	66	119	389	843	1232	63	2118
Beaumont Town	40	0	0	0	0	0	0	0	40
Calmar Town	0	0	0	0	0	0	0	0	0
Devon Town	2	0	28	28	5	0	5	0	35
Fort Saskatchewan City	56	0	223	223	13	0	13	11	303
Gibbons Town	2	0	0	0	0	0	0	0	2
Leduc City	48	0	12	12	14	0	14	0	74
Leduc County	0	0	0	0	0	0	0	0	0
Morinville Town	0	3	3	6	26	0	26	8	40
Parkland County	2	0	0	0	0	0	0	0	2
Spruce Grove City	114	0	0	0	4	0	4	21	139
St. Albert City	4	0	0	0	0	101	101	0	105
Stony Plain Town	18	12	0	12	16	141	157	0	187
Strathcona County	72	0	0	0	60	0	60	4	136
Sturgeon County	0	0	0	0	0	0	0	0	0
Other Centres	2	0	0	0	0	0	0	0	2
Total Rural Municipalities	360	15	266	281	138	242	380	44	1065
Grand Total	1064	68	332	400	527	1085	1612	107	3183

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Table 7 - Edmonton Metropolitan Area
Housing Under Construction by City Zone for the Month of: NOVEMBER 2011

Area	Singles 2011	Singles 2010	% Change 2011 to 2010	Multiples 2011	Multiples 2010	% Change 2011 to 2010	Total 2011	Total 2010	% Change 2011 to 2010
Zone Not Coded	0	0	.	0	0	.	0	0	.
North Central	93	86	8.1	720	707	1.8	813	793	2.5
Northeast	129	155	-16.8	130	276	-52.9	259	431	-39.9
Northwest	161	172	-6.4	258	400	-35.5	419	572	-26.8
South Central	96	65	47.7	280	261	7.3	376	326	15.3
Southeast	430	652	-34.1	599	530	13.0	1029	1182	-12.9
Southwest	695	567	22.6	2250	1415	59.0	2945	1982	48.6
West	443	349	26.9	159	191	-16.8	602	540	11.5
Total Edmonton City	2,047	2046	0.1	4396	3780	16.3	6443	5826	10.6
Beaumont Town	179	233	-23.2	80	48	66.7	259	281	-7.8
Calmar Town	5	5	0.0	0	0	.	5	5	0.0
Devon Town	11	9	22.2	7	42	-83.3	18	51	-64.7
Fort Saskatchewan City	132	167	-21.0	123	293	-58.0	255	460	-44.6
Gibbons Town	14	18	-22.2	0	35	-100.0	14	53	-73.6
Leduc City	131	267	-50.9	391	239	63.6	522	506	3.2
Leduc County	91	97	-6.2	0	0	.	91	97	-6.2
Morinville Town	42	67	-37.3	59	79	-25.3	101	146	-30.8
Parkland County	133	188	-29.3	4	2	100.0	137	190	-27.9
Spruce Grove City	86	157	-45.2	304	182	67.0	390	339	15.0
St. Albert City	144	127	13.4	96	105	-8.6	240	232	3.5
Stony Plain Town	40	46	-13.0	46	225	-79.6	86	271	-68.3
Strathcona County	226	329	-31.31	389	215	80.93	615	544	13.05
Sturgeon County	126	156	-19.23	0	0	.	126	156	-19.23
Other Centres	35	41	-14.63	10	18	-44.44	45	59	-23.73
Total Rural Municipalities	1,395	1907	-26.9	1509	1483	1.8	2904	3390	-14.3
Grand Total	3,442	3953	-12.9	5905	5263	12.2	9347	9216	1.4

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Table 8 - Edmonton Metropolitan Area
Single Family Housing Under Construction by Zone and Type: NOVEMBER 2011

Area	Bungalow			Split Level			Two-Story			Other			Total 2011
	2011	2010	%chg	2011	2010	%chg	2011	2010	%chg	2011	2010	%chg	
Zone Not Coded	0	0	.	0	0	.	0	0	.	0	0	.	0
North Central	12	23	-47.8	12	10	20.0	55	48	14.6	14	5	180.0	93
Northeast	4	7	-42.9	6	6	0.0	103	132	-22.0	16	10	60.0	129
Northwest	5	8	-37.5	3	10	-70.0	139	151	-8.0	14	3	366.7	161
South Central	10	5	100.0	2	2	0.0	75	47	59.6	9	11	-18.2	96
Southeast	5	6	-16.7	8	41	-80.5	359	585	-38.6	58	20	190.0	430
Southwest	26	42	-38.1	1	2	-50.0	583	515	13.2	85	8	962.5	695
West	27	26	3.9	5	15	-66.7	345	291	18.6	66	17	288.2	443
Total Edmonton City	89	117	-23.9	37	86	-57.0	1659	1769	-6.2	262	74	254.1	2047
Beaumont Town	6	6	0.0	1	5	-80.0	118	112	5.4	54	110	-50.9	179
Calmar Town	0	1	-100.0	0	1	-100.0	3	1	200.0	2	2	0.0	5
Devon Town	3	0	.	0	0	.	4	4	0.0	4	5	-20.0	11
Fort Saskatchewan City	2	4	-50.0	1	1	0.0	25	21	19.1	104	141	-26.2	132
Gibbons Town	0	0	.	0	1	-100.0	1	1	0.0	13	16	-18.8	14
Leduc City	6	8	-25.0	0	2	-100.0	80	135	-40.7	45	122	-63.1	131
Leduc County	31	9	244.4	2	4	-50.0	14	9	55.6	44	75	-41.3	91
Morinville Town	0	4	-100.0	1	3	-66.7	11	14	-21.4	30	46	-34.8	42
Parkland County	31	52	-40.4	0	0	.	23	27	-14.8	79	109	-27.5	133
Spruce Grove City	3	4	-25.0	0	0	.	28	41	-31.7	55	112	-50.9	86
St. Albert City	11	10	10.0	1	0	.	26	25	4.0	106	92	15.2	144
Stony Plain Town	4	2	100.0	0	0	.	9	8	12.5	27	36	-25.0	40
Strathcona County	32	35	-8.57	3	17	-82.35	79	114	-30.7	112	163	-31.29	226
Sturgeon County	1	2	-50	0	0	.	0	2	-100	125	152	-17.76	126
Other Centres	3	6	-50	1	1	0	6	4	50	25	30	-16.67	35
Total Rural Municipalities	133	143	-7.0	10	35	-71.4	427	618	-17.6	825	1211	-31.9	1395
Grand Total	222	260	-14.6	47	121	-61.2	2086	2287	-8.8	1087	1285	-15.4	3442

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Table 9 - Edmonton Metropolitan Area
Multiple Family Housing Under Construction by Zone, Type and Tenure: NOVEMBER 2011

Area	Semi-Det	Rental			Condominium			Other	Grand Total
		Row	Apt.	Total	Row	Apt.	Total		
Zone Not Coded	0	0	0	0	0	0	0	0	0
North Central	82	0	287	287	3	338	341	10	720
Northeast	38	0	0	0	32	60	92	0	130
Northwest	40	0	0	0	19	199	218	0	258
South Central	34	0	0	0	0	239	239	7	280
Southeast	148	0	0	0	189	245	434	17	599
Southwest	268	0	0	0	196	1742	1938	44	2250
West	118	0	0	0	41	0	41	0	159
Total Edmonton City	728	0	287	287	480	2823	3303	78	4396
Beaumont Town	14	0	66	66	0	0	0	0	80
Calmar Town	0	0	0	0	0	0	0	0	0
Devon Town	2	0	0	0	5	0	5	0	7
Fort Saskatchewan City	52	0	71	71	0	0	0	0	123
Gibbons Town	0	0	0	0	0	0	0	0	0
Leduc City	72	0	139	139	16	160	176	4	391
Leduc County	0	0	0	0	0	0	0	0	0
Morinville Town	4	0	0	0	40	0	40	15	59
Parkland County	4	0	0	0	0	0	0	0	4
Spruce Grove City	82	0	103	103	12	99	111	8	304
St. Albert City	0	0	96	96	0	0	0	0	96
Stony Plain Town	10	0	0	0	36	0	36	0	46
Strathcona County	46	0	34	34	48	261	309	0	389
Sturgeon County	0	0	0	0	0	0	0	0	0
Other Centres	2	4	0	4	4	0	4	0	10
Total Rural Municipalities	288	4	509	513	161	520	681	27	1609
Grand Total	1016	4	796	800	641	3343	3984	105	5905

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**Table 10 - Edmonton Metropolitan Area
Housing Starts by Month: 2010 vs. 2011**

Month	Singles 2011	Singles 2010	% Change 2011 to 2010	Multiples 2011	Multiples 2010	% Change 2011 to 2010	Total 2011	Total 2010	% Change 2011 to 2010
January	205	397	-48.4	158	180	-12.2	363	577	-37.1
February	360	484	-25.6	129	158	-18.4	489	642	-23.8
March	236	513	-54.0	477	300	59.0	713	813	-12.3
April	436	620	-29.7	322	787	-59.1	758	1407	-46.1
May	546	540	1.1	463	449	3.1	1009	989	2.0
June	443	635	-30.2	276	316	-12.7	719	951	-24.4
July	479	610	-21.5	555	339	63.7	1034	949	9.0
August	494	519	-4.8	311	171	81.9	805	690	16.7
September	562	498	12.9	258	375	-31.2	820	873	-6.1
October	464	484	-4.1	786	271	190.0	1250	755	65.6
November	423	453	-6.6	258	302	-14.6	681	755	-9.8
December	0	0	.	0	0	.	0	0	.
Total	4648	6753	-19.2	3993	3648	9.5	8641	9401	-8.1

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**Table 11 - Edmonton Metropolitan Area
Housing Completions by Month: 2010 vs. 2011**

Month	Singles 2011	Singles 2010	% Change 2011 to 2010	Multiples 2011	Multiples 2010	% Change 2011 to 2010	Total 2011	Total 2010	% Change 2011 to 2010
January	454	374	21.4	235	430	-45.4	689	804	-14.3
February	560	341	64.2	497	242	105.4	1057	583	81.3
March	463	349	32.7	180	200	-10.0	643	549	17.1
April	447	329	35.9	236	226	4.4	683	555	23.1
May	425	407	4.4	142	301	-52.8	567	708	-19.9
June	453	432	4.9	305	598	-49.0	758	1030	-26.4
July	420	479	-12.3	346	350	-1.1	766	829	-7.6
August	359	592	-39.4	313	361	-13.3	672	953	-29.5
September	439	461	-4.8	327	215	52.1	766	676	13.3
October	448	527	-15.0	291	278	4.7	739	805	-8.2
November	422	557	-24.2	311	235	32.3	733	792	-7.5
December	0	0	.	0	0	.	0	0	.
Total	4890	4848	0.9	3183	3436	-7.4	8073	8284	-2.6

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Table 12 - Edmonton Metropolitan Area
Housing Under Construction by Month: 2011 vs. 2010

Month	Singles 2011	Singles 2010	% Change 2011 to 2010	Multiples 2011	Multiples 2010	% Change 2011 to 2010	Total 2011	Total 2010	% Change 2011 to 2010
January	3432	3051	12.5	4861	4565	6.5	8293	7616	8.9
February	3232	3194	1.2	4493	4481	0.3	7725	7675	0.7
March	3005	3358	-10.5	4790	4512	6.2	7795	7870	-1.0
April	2994	3649	-18.0	4876	5097	-4.3	7870	8746	-10.0
May	3115	3762	-17.6	5276	5245	0.6	8391	9027	-7.1
June	3109	3985	-22.0	5329	4978	7.1	8438	8963	-5.9
July	3168	4139	-23.5	5538	4977	11.3	8706	9116	-4.5
August	3302	4065	-18.8	5536	4869	13.7	8838	8934	-1.1
September	3425	4102	-16.5	5463	5111	6.9	8888	9213	-3.5
October	3441	4059	-15.2	5958	5097	16.9	9399	9156	2.7
November	3442	3953	-12.9	5905	5263	12.2	9347	9216	1.4
December	0	3677	.	0	4938	.	0	8615	.

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Table 13 - Edmonton Metropolitan Area
Single Family Housing Starts by Month and House Type: Year to Date 2011

Month	Bungalow			Split Level			Two-Story			Other			Total
	2011	2010	%chg	2011	2010	%chg	2011	2010	%chg	2011	2010	%chg	
January	11	24	-54.2	5	15	-66.7	118	220	-46.4	71	138	-48.6	205
February	19	20	-5.0	4	16	-75.0	247	260	-5.0	90	188	-52.1	360
March	16	13	23.1	3	14	-78.6	151	321	-53.0	66	165	-60.0	236
April	11	34	-67.7	6	26	-76.9	288	351	-18.0	131	209	-37.3	436
May	20	18	11.1	4	14	-71.4	337	305	10.5	185	203	-8.9	546
June	18	17	5.9	6	14	-57.1	230	376	-38.8	169	228	-17.1	443
July	18	29	-37.9	5	14	-64.3	263	326	-19.3	193	241	-19.9	479
August	16	20	-20.0	6	14	-57.1	276	293	-5.8	196	192	2.1	494
September	30	27	11.1	9	4	125.0	329	267	23.2	194	200	-3.0	562
October	26	28	-7.1	6	18	-62.5	268	246	8.9	164	194	-15.5	464
November	16	19	-15.8	3	8	-60.0	181	250	-27.6	223	178	25.3	423
December	0	0	.	0	0	.	0	0	.	0	0	.	0
Total	201	249	-19.3	57	153	-62.8	2688	3215	-16.4	1702	2136	-20.3	4648

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Table 14 - Edmonton Metropolitan Area
Single Family Housing Completions by Month and House Type: Year to Date 2011

Month	Bungalow			Split Level			Two-Story			Other			Total
	2011	2010	%chg	2011	2010	%chg	2011	2010	%chg	2011	2010	%chg	
January	39	39	0.0	25	15	66.7	371	299	24.1	19	21	-9.5	454
February	58	23	152.2	24	14	71.4	453	285	59.0	25	19	31.6	560
March	52	36	44.4	18	22	-18.2	380	276	37.7	13	15	-13.3	463
April	64	33	93.9	13	27	-51.9	343	242	41.7	27	27	0.0	447
May	60	35	71.4	23	24	-4.2	330	309	6.8	12	39	-69.2	425
June	59	38	55.3	21	18	16.7	354	355	-0.3	19	21	-9.5	453
July	71	40	77.5	16	18	-11.1	323	392	-17.6	10	29	-65.5	420
August	54	46	17.4	9	25	-64.0	276	480	-42.5	20	41	-51.2	359
September	43	36	19.4	15	24	-37.5	365	381	-4.2	16	20	-20.0	439
October	58	43	34.9	14	24	-41.7	365	448	-18.5	11	12	-8.3	448
November	46	55	-16.4	6	31	-80.7	361	449	-19.6	9	22	-59.1	422
December	0	0	.	0	0	.	0	0	.	0	0	.	0
Total	604	424	42.5	184	242	-24.0	3921	3916	0.1	181	266	-32.0	4890

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Table 15 - Edmonton Metropolitan Area
Single Family Housing Under Construction by Month and House Type: Year to Date 2011

Month	Bungalow			Split Level			Two-Story			Other			Total 2011
	2011	2010	%chg	2011	2010	%chg	2011	2010	%chg	2011	2010	%chg	
January	264	169	56.2	90	97	-7.2	2031	1736	17.0	1047	1049	-0.2	3432
February	268	180	48.9	85	110	-22.7	1941	1817	6.8	938	1087	-13.7	3232
March	277	189	46.6	78	124	-37.1	1838	1954	-5.9	812	1091	-25.6	3005
April	262	219	19.6	78	137	-43.1	1896	2127	-10.9	758	1166	-35.0	2994
May	266	233	14.2	62	138	-55.1	1987	2272	-12.5	800	1139	-29.8	3115
June	263	231	13.9	56	140	-60.0	1946	2405	-19.1	844	1209	-30.2	3109
July	235	247	-4.9	53	144	-63.2	1962	2484	-21.0	918	1264	-27.4	3168
August	226	243	-7.0	58	144	-59.7	2064	2445	-15.6	954	1233	-22.6	3302
September	236	255	-7.5	54	136	-60.3	2124	2460	-13.7	1011	1251	-19.2	3425
October	228	272	-16.2	47	141	-66.7	2110	2365	-10.8	1056	1281	-17.6	3441
November	222	260	-14.6	47	121	-61.2	2086	2287	-8.8	1087	1285	-15.4	3442
December	0	250	.	0	104	.	0	2148	.	0	1175	.	0

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Table 16 - Edmonton Metropolitan Area
Multiple Family Housing Starts by Month, Type and Tenure: Year to Date - 2011

Month	Semi-Det	Rental			Condominium			Other	Grand Total
		Row	Apt.	Total	Row	Apt.	Total		
January	48	0	0	0	0	80	80	30	158
February	98	0	0	0	8	23	31	0	129
March	84	0	237	237	4	152	156	0	477
April	124	0	0	0	72	126	198	0	322
May	156	0	127	127	69	98	167	13	463
June	108	0	103	103	54	0	54	11	276
July	106	0	137	137	69	239	308	4	555
August	126	0	0	0	31	150	181	4	311
September	154	0	0	0	34	70	104	0	258
October	126	0	96	96	64	454	518	46	786
November	136	0	50	50	54	0	54	18	258
December	0	0	0	0	0	0	0	0	0
Total	1266	0	750	750	459	1392	1851	126	3993

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**Table 17 - Edmonton Metropolitan Area
Multiple Family Housing Completions by Month, Type and Tenure: Year to Date - 2011**

Month	Semi-Det	Rental			Condominium			Other	Grand Total
		Row	Apt.	Total	Row	Apt.	Total		
January	92	3	3	6	37	69	106	31	235
February	106	0	28	28	46	303	349	14	497
March	116	29	0	29	31	0	31	4	180
April	70	10	0	10	62	94	156	0	236
May	84	12	15	27	27	0	27	4	142
June	88	7	71	78	12	117	129	10	305
July	120	7	0	7	49	160	209	10	346
August	58	0	0	0	100	148	248	7	313
September	126	0	39	39	79	76	155	7	327
October	92	0	24	24	46	118	164	11	291
November	112	0	152	152	38	0	38	9	311
December	0	0	0	0	0	0	0	0	0
Total	1084	68	332	400	527	1085	1612	107	3183

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Table 18 - Edmonton Metropolitan Area
Multiple Family Housing Under Construction by Month, Type and Tenure: Year to Date - 2011

Month	Semi-Det	Rental			Condominium			Other	Grand Total
		Row	Apt.	Total	Row	Apt.	Total		
January	770	69	375	444	672	2886	3558	89	4861
February	762	69	347	416	634	2606	3240	75	4493
March	730	40	584	624	607	2758	3365	71	4790
April	784	30	584	614	617	2790	3407	71	4876
May	856	18	696	714	659	2967	3626	80	5276
June	876	11	728	739	701	2932	3633	81	5329
July	862	4	865	869	721	3011	3732	75	5538
August	930	4	865	869	652	3013	3665	72	5536
September	958	4	826	830	607	3007	3614	61	5463
October	992	4	898	902	625	3343	3968	96	5958
November	1016	4	796	800	641	3343	3984	105	5905
December	0	0	0	0	0	0	0	0	0

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**Table 19 - Edmonton Metropolitan Area
Complete and Unabsorbed Units by Zone and Type
For the Month of: NOVEMBER 2011**

Area	Singles 2011	Singles 2010	% Change 2011 to 2010	Multiples 2011	Multiples 2010	% Change 2011 to 2010	Total 2011	Total 2010	% Change 2011 to 2010
Zone Not Coded	0	0	.	0	0	.	0	0	.
North Central	9	3	200.0	220	156	41.0	229	159	44.0
Northeast	39	32	21.9	50	22	127.3	89	54	64.8
Northwest	57	33	72.7	36	37	-2.7	93	70	32.9
South Central	3	4	-25.0	30	44	-31.8	33	48	-31.3
Southeast	118	87	35.6	58	67	-13.4	176	154	14.3
Southwest	30	62	-51.6	67	138	-51.5	97	200	-51.5
West	18	30	-40.0	48	78	-38.5	66	108	-38.9
Total Edmonton City	274	281	9.2	509	542	-6.1	783	793	-1.3
Beaumont Town	44	5	780.0	3	1	200.0	47	6	683.3
Calmar Town	2	0	.	0	0	.	2	0	.
Devon Town	1	3	-66.7	2	0	.	3	3	0.0
Fort Saskatchewan City	57	51	11.8	77	92	-16.3	134	143	-6.3
Gibbons Town	0	0	.	1	0	.	1	0	.
Leduc City	47	26	80.8	41	34	20.6	88	60	46.7
Leduc County	1	3	-66.7	0	0	.	1	3	-66.7
Morinville Town	22	18	22.2	12	11	9.1	34	29	17.2
Parkland County	20	10	100.0	2	0	.	22	10	120.0
Spruce Grove City	38	25	52.0	95	104	-8.7	133	129	3.1
St. Albert City	31	37	-16.2	37	6	516.7	68	43	58.1
Stony Plain Town	24	18	33.3	76	16	375.0	100	34	194.1
Strathcona County	61	70	-12.86	35	29	20.69	96	99	-3.03
Sturgeon County	2	0	.	0	0	.	2	0	.
Other Centres	0	0	.	5	2	150	5	2	150
Total Rural Municipalities	350	266	31.6	386	295	30.9	736	661	31.2
Grand Total	624	517	20.7	895	837	6.9	1519	1354	12.2

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**Table 20 - Edmonton Metropolitan Area
Complete and Unabsorbed Units by Month and Type
Year to Date 2011**

Month	Singles 2011	Singles 2010	% Change 2011 to 2010	Multiples 2011	Multiples 2010	% Change 2011 to 2010	Total 2011	Total 2010	% Change 2011 to 2010
January	556	419	32.7	933	1088	-14.3	1489	1507	-1.2
February	587	404	45.3	1040	1017	2.3	1627	1421	14.5
March	625	402	55.5	1002	965	3.8	1627	1367	19.0
April	581	382	52.1	1046	848	23.4	1627	1230	32.3
May	542	401	35.2	968	886	9.3	1510	1287	17.3
June	548	409	33.5	990	1004	-1.4	1536	1413	8.7
July	574	383	49.9	1023	1020	0.3	1597	1403	13.8
August	563	438	29.1	930	1018	-8.6	1493	1454	2.7
September	597	466	28.1	940	945	-0.5	1537	1411	8.9
October	619	501	23.6	902	942	-4.3	1521	1443	5.4
November	624	517	20.7	895	837	6.9	1519	1354	12.2
December	0	530	-	0	919	-	0	1449	-

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Table 21 - Edmonton Metropolitan Area
Complete and Unabsorbed Single Units by Zone and House Type
For the Month of: NOVEMBER 2011

Area	Bungalow			Split Level			Two-Story			Other			Total 2011
	2011	2010	%chg	2011	2010	%chg	2011	2010	%chg	2011	2010	%chg	
Zone Not Coded	0	0	.	0	0	.	0	0	.	0	0	.	0
North Central	1	0	.	5	0	.	3	3	0.0	0	0	.	9
Northeast	0	0	.	1	3	-66.7	38	28	35.7	0	1	-100.0	39
Northwest	2	1	100.0	2	2	0.0	52	30	73.3	1	0	.	57
South Central	1	1	0.0	0	1	-100.0	2	2	0.0	0	0	.	3
Southeast	0	0	.	0	12	-100.0	118	75	57.3	0	0	.	118
Southwest	5	7	-28.6	0	0	.	24	54	-55.6	1	1	0.0	30
West	3	2	50.0	0	1	-100.0	15	27	-44.4	0	0	.	18
Total Edmonton City	12	11	9.1	8	19	-67.9	252	219	16.1	2	2	0.0	274
Beaumont Town	4	3	33.3	1	0	.	39	2	1850.0	0	0	.	44
Calmar Town	0	0	.	1	0	.	1	0	.	0	0	.	2
Devon Town	1	2	-50.0	0	0	.	0	1	-100.0	0	0	.	1
Fort Saskatchewan City	9	3	200.0	3	2	50.0	45	44	2.3	0	2	-100.0	57
Gibbons Town	0	0	.	0	0	.	0	0	.	0	0	.	0
Leduc City	9	2	350.0	1	1	0.0	37	23	60.9	0	0	.	47
Leduc County	1	0	.	0	0	.	0	1	-100.0	0	2	-100.0	1
Morinville Town	2	1	100.0	2	3	-33.3	18	14	28.6	0	0	.	22
Parkland County	9	6	50.0	0	0	.	7	2	250.0	4	2	100.0	20
Spruce Grove City	7	1	600.0	0	0	.	29	22	31.8	2	2	0.0	38
St. Albert City	6	7	-14.3	1	1	0.0	24	28	-14.3	0	1	-100.0	31
Stony Plain Town	2	3	-33.3	0	0	.	18	14	28.6	4	1	300.0	24
Strathcona County	9	9	0	6	8	-25	46	52	-11.54	0	1	-100	61
Sturgeon County	1	0	.	0	0	.	0	0	.	1	0	.	2
Other Centres	0	0	.	0	0	.	0	0	.	0	0	.	0
Total Rural Municipalities	60	37	62.2	15	15	0.0	264	203	30.1	11	11	0.0	380
Grand Total	72	48	50.0	23	34	-32.4	516	422	22.3	13	13	0.0	624

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Table 22 - Edmonton Metropolitan Area
Complete and Unabsorbed Single Units by Month and House Type
Year to Date 2011

Month	Bungalow			Split Level			Two-Story			Other			Total 2011
	2011	2010	%chg	2011	2010	%chg	2011	2010	%chg	2011	2010	%chg	
January	55	55	0.0	37	21	76.2	451	322	40.1	13	21	-38.1	556
February	50	52	-3.9	40	22	81.8	481	313	53.7	16	17	-5.9	587
March	60	52	15.4	37	21	76.2	509	311	63.7	19	18	5.6	625
April	58	46	26.1	35	24	45.8	472	293	61.1	16	19	-15.8	581
May	58	43	34.9	35	24	45.8	431	313	37.7	18	21	-14.3	542
June	64	41	56.1	29	23	26.1	437	328	33.2	16	17	-5.9	546
July	69	44	56.8	29	23	26.1	461	298	54.7	15	18	-16.7	574
August	69	49	40.8	25	28	-10.7	457	340	34.4	12	19	-36.8	563
September	72	47	53.2	27	30	-10.0	485	373	30.0	13	16	-18.8	597
October	73	50	46.0	23	32	-28.1	508	403	26.1	15	16	-6.3	619
November	72	48	50.0	23	34	-32.4	516	422	22.3	13	13	0.0	624
December	0	51	.	0	35	.	0	432	.	0	12	.	0

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Table 23 - Edmonton Metropolitan Area
Complete and Unabsorbed Multiple Units by Zone, Type and Tenure
For the Month of: NOVEMBER 2011

Area	Semi-Det	Rental			Condominium			Other	Grand Total
		Row	Apt.	Total	Row	Apt.	Total		
Zone Not Coded	0	0	0	0	0	0	0	0	0
North Central	4	0	0	0	1	212	213	3	220
Northeast	5	0	0	0	0	45	45	0	50
Northwest	16	0	0	0	6	14	20	0	36
South Central	9	0	0	0	0	21	21	0	30
Southeast	31	0	0	0	17	9	26	1	58
Southwest	31	0	0	0	18	14	32	4	67
West	3	0	0	0	0	45	45	0	48
Total Edmonton City	99	0	0	0	42	360	402	8	509
Beaumont Town	2	0	0	0	1	0	1	0	3
Calmar Town	0	0	0	0	0	0	0	0	0
Devon Town	0	0	0	0	2	0	2	0	2
Fort Saskatchewan City	22	0	4	4	11	40	51	0	77
Gibbons Town	0	0	0	0	0	1	1	0	1
Leduc City	17	0	0	0	4	20	24	0	41
Leduc County	0	0	0	0	0	0	0	0	0
Morinville Town	0	0	0	0	10	0	10	2	12
Parkland County	2	0	0	0	0	0	0	0	2
Spruce Grove City	12	0	0	0	0	74	74	9	95
St. Albert City	0	0	0	0	0	37	37	0	37
Stony Plain Town	7	0	0	0	8	61	69	0	76
Strathcona County	12	0	2	2	20	0	20	1	35
Sturgeon County	0	0	0	0	0	0	0	0	0
Other Centres	3	0	0	0	0	2	2	0	5
Total Rural Municipalities	77	0	6	6	56	235	291	12	386
Grand Total	176	0	6	6	98	595	693	20	895

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Table 24 - Edmonton Metropolitan Area
Complete and Unabsorbed Multiple Units by Month, Type and Tenure
Year to Date 2011

Month	Semi-Det	Rental			Condominium			Other	Grand Total
		Row	Apt.	Total	Row	Apt.	Total		
January	157	0	29	29	108	620	728	19	933
February	168	0	29	29	108	714	822	21	1040
March	170	0	12	12	108	696	804	16	1002
April	155	0	12	12	107	760	867	12	1046
May	153	0	12	12	95	694	789	14	968
June	132	0	44	44	97	707	804	10	990
July	154	0	24	24	105	732	837	8	1023
August	145	0	14	14	110	850	760	11	930
September	148	0	4	4	109	665	774	14	940
October	171	0	2	2	93	617	710	19	902
November	176	0	6	6	98	595	693	20	895
December	0	0	0	0	0	0	0	0	0

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Table 25 - Edmonton Metropolitan Area
Single Units Unabsorbed by Zone and Months Since Completion
As of Month End: NOVEMBER 2011

Area	<1	1	2	3	4	5	6	7	8	9	10	11	12+	Total
Zone Not Coded	0	0	0	0	0	0	0	0	0	0	0	0	0	0
North Central	3	1	3	1	0	0	1	0	0	0	0	0	0	9
Northeast	3	6	3	1	1	4	0	1	3	0	0	4	13	39
Northwest	8	7	9	2	5	1	3	3	0	1	2	0	16	57
South Central	0	1	0	0	0	0	0	0	0	0	0	0	2	3
Southeast	27	21	16	8	12	8	2	6	2	1	2	1	12	118
Southwest	6	1	0	0	0	0	0	0	3	0	0	0	20	30
West	4	0	0	0	0	0	0	0	0	0	0	1	13	18
Total Edmonton City	51	37	31	12	18	13	6	10	8	2	4	6	76	274
Beaumont Town	13	10	4	4	1	4	1	1	1	4	0	0	1	44
Calmar Town	0	0	0	0	0	1	0	0	1	0	0	0	0	2
Devon Town	0	0	0	0	0	0	0	0	0	0	0	0	1	1
Fort Saskatchewan City	11	5	9	3	5	3	2	0	3	0	3	1	12	57
Gibbons Town	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Leduc City	2	8	2	4	13	0	0	2	3	3	1	2	7	47
Leduc County	0	0	0	0	1	0	0	0	0	0	0	0	0	1
Morinville Town	0	2	6	1	1	6	1	2	0	1	0	1	1	22
Parkland County	1	1	0	4	1	2	0	2	0	2	2	0	5	20
Spruce Grove City	10	2	2	4	1	5	4	0	0	1	0	1	8	38
St. Albert City	0	2	2	7	1	1	1	5	0	0	0	4	8	31
Stony Plain Town	4	6	2	1	2	3	0	0	0	0	0	0	6	24
Strathcona County	7	7	5	2	2	2	6	1	2	1	1	3	22	61
Sturgeon County	1	1	0	0	0	0	0	0	0	0	0	0	0	2
Other Centres	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Total Rural Municipalities	49	44	32	30	28	27	15	13	10	12	7	12	71	350
Grand Total	100	81	63	42	46	40	21	23	18	14	11	18	147	624

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Table 26 - Edmonton Metropolitan Area
Multiple Units Unabsorbed by Zone and Months Since Completion
As of Month End: NOVEMBER 2011

Area	<1	1	2	3	4	5	6	7	8	9	10	11	12+	Total
Zone Not Coded	0	0	0	0	0	0	0	0	0	0	0	0	0	0
North Central	1	2	0	0	0	45	0	64	0	39	0	1	68	220
Northeast	0	0	0	1	31	0	0	0	0	16	2	0	0	50
Northwest	0	6	0	6	0	1	0	0	0	0	0	4	19	36
South Central	4	0	2	0	1	0	0	0	0	2	0	5	16	30
Southeast	4	11	9	4	5	0	2	0	2	0	0	1	20	58
Southwest	5	12	4	1	0	0	0	0	0	1	5	0	39	67
West	0	1	0	0	0	0	0	0	2	0	0	0	45	48
Total Edmonton City	14	32	15	12	37	46	2	64	4	58	7	11	207	509
Beaumont Town	0	0	2	0	0	0	0	0	0	0	0	0	1	3
Calmar Town	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Devon Town	0	0	0	0	0	0	2	0	0	0	0	0	0	2
Fort Saskatchewan City	14	1	0	0	5	2	1	0	0	0	0	0	54	77
Gibbons Town	0	0	0	0	0	0	0	0	0	0	0	1	0	1
Leduc City	4	2	1	5	0	0	0	0	0	1	0	0	28	41
Leduc County	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Morinville Town	2	0	2	0	0	0	2	0	0	0	0	4	2	12
Parkland County	0	0	0	0	0	2	0	0	0	0	0	0	0	2
Spruce Grove City	2	6	1	4	3	0	0	0	0	4	0	1	74	95
St. Albert City	0	0	0	0	37	0	0	0	0	0	0	0	0	37
Stony Plain Town	3	2	45	16	0	0	0	0	0	0	3	2	5	76
Strathcona County	2	4	15	3	3	0	0	0	2	0	0	0	6	35
Sturgeon County	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Other Centres	2	0	0	0	0	0	0	0	0	0	0	2	1	5
Total Rural Municipalities	29	15	66	26	48	4	5	0	2	5	3	10	171	386
Grand Total	43	47	81	40	85	50	7	64	6	63	10	21	378	895

Edmonton Residential Construction Digest

Table 27 - Edmonton Metropolitan Area
Single-Detached Dwellings Unabsorbed by Zone and Price Range
For the Month of: NOVEMBER 2011

Area	Under \$300,000	\$300,000 to \$399,999	\$400,000 to \$499,999	\$500,000 to \$599,999	\$600,000 to \$699,999	\$700,000 and Over	Total
Zone Not Coded	0	0	0	0	0	0	0
North Central	2	6	1	0	0	0	9
Northeast	3	17	14	5	0	0	39
Northwest	0	8	18	15	11	5	57
South Central	0	0	0	0	2	1	3
Southeast	0	32	57	23	5	1	118
Southwest	0	2	2	8	6	12	30
West	1	2	5	5	3	2	18
Total Edmonton City	6	67	97	56	27	21	274
Beaumont Town	0	15	19	7	1	2	44
Calmar Town	0	2	0	0	0	0	2
Devon Town	0	0	0	1	0	0	1
Fort Saskatchewan City	0	24	28	3	2	0	57
Gibbons Town	0	0	0	0	0	0	0
Leduc City	5	10	20	8	3	1	47
Leduc County	0	0	0	0	1	0	1
Morinville Town	0	12	8	2	0	0	22
Parkland County	3	0	0	1	2	14	20
Spruce Grove City	1	7	12	12	6	0	38
St. Albert City	0	0	8	8	5	10	31
Stony Plain Town	1	9	12	1	0	1	24
Strathcona County	0	1	16	22	12	10	61
Sturgeon County	0	0	0	0	0	2	2
Other Centres	0	0	0	0	0	0	0
Total Rural Municipalities	10	80	123	66	32	40	360
Grand Total	16	147	220	121	89	61	624

Edmonton Residential Construction Digest

Table 28 - Edmonton Metropolitan Area
Single-Detached Dwellings Unabsorbed by Month and Price Range
Year-to-Date 2011

Month	Under \$300,000	\$300,000 to \$399,999	\$400,000 to \$499,999	\$500,000 to \$599,999	\$600,000 to \$699,999	\$700,000 and Over	Total
January	14	123	181	124	53	61	556
February	14	137	203	122	52	59	587
March	15	148	208	122	63	69	625
April	17	128	189	126	55	66	581
May	17	121	163	120	57	64	542
June	17	122	176	117	56	58	546
July	19	125	186	121	61	62	574
August	18	128	188	112	52	65	563
September	18	138	212	115	55	59	597
October	17	139	222	119	57	65	619
November	16	147	220	121	59	61	624
December	0	0	0	0	0	0	0

Edmonton Residential Construction Digest

Table 29a - Edmonton Metropolitan Area
Single-Detached Dwellings Absorbed by Zone and Price Range for the Month of: NOVEMBER 2011

Area	Under \$300,000	\$300,000 to \$399,999	\$400,000 to \$499,999	\$500,000 to \$599,999	\$600,000 to \$699,999	\$700,000 and Over	Total
Zone Not Coded	0	0	0	0	0	0	0
North Central	3	2	0	2	0	0	7
Northeast	0	4	6	0	0	1	11
Northwest	6	4	5	3	1	1	20
South Central	0	0	5	3	0	1	9
Southeast	2	21	22	4	3	1	53
Southwest	1	34	35	18	10	6	104
West	0	15	26	6	3	2	52
Total Edmonton City	12	80	99	36	17	12	256
Beaumont Town	0	5	9	5	1	0	20
Calmar Town	0	1	0	0	0	0	1
Devon Town	0	1	1	0	0	0	2
Fort Saskatchewan City	1	6	7	2	0	0	16
Gibbons Town	0	2	0	0	0	0	2
Leduc City	0	6	3	3	1	0	13
Leduc County	2	0	2	2	4	3	13
Morinville Town	1	4	2	0	0	0	7
Parkland County	6	0	0	0	3	3	12
Spruce Grove City	3	5	3	1	0	0	12
St. Albert City	1	1	5	1	5	1	14
Stony Plain Town	0	1	5	1	0	1	8
Strathcona County	5	2	12	7	2	5	33
Sturgeon County	0	1	1	1	0	4	7
Other Centres	0	0	0	0	0	0	0
Total Rural Municipalities	19	35	50	23	16	17	160
Grand Total	31	115	149	59	33	29	416

Edmonton Residential Construction Digest

Table 29b - Edmonton Metropolitan Area
Single-Detached Dwellings Absorbed by Zone and Price Range: Year-to-Date 2011

Area	Under \$300,000	\$300,000 to \$399,999	\$400,000 to \$499,999	\$500,000 to \$599,999	\$600,000 to \$699,999	\$700,000 and Over	Total
Zone Not Coded	0	0	0	0	0	0	0
North Central	12	29	16	13	5	11	86
Northeast	13	100	61	20	4	1	199
Northwest	25	22	41	54	36	11	189
South Central	14	3	15	16	6	12	66
Southeast	52	338	281	82	28	18	799
Southwest	7	107	243	196	112	171	836
West	4	128	222	76	29	46	505
Total Edmonton City	127	727	879	467	220	270	2680
Beaumont Town	15	72	90	24	9	5	215
Calmar Town	1	2	0	0	0	0	3
Devon Town	2	5	4	2	0	0	13
Fort Saskatchewan City	5	101	75	13	8	5	207
Gibbons Town	1	15	3	2	0	0	21
Leduc City	39	115	54	22	7	3	240
Leduc County	12	13	20	22	15	16	98
Morinville Town	11	50	15	1	0	0	77
Parkland County	116	5	4	12	8	36	181
Spruce Grove City	22	50	87	26	11	1	197
St. Albert City	19	9	54	41	26	24	173
Stony Plain Town	16	28	36	3	1	1	85
Strathcona County	29	25	147	99	34	59	393
Sturgeon County	30	19	24	24	25	48	170
Other Centres	22	6	8	3	1	2	42
Total Rural Municipalities	340	515	621	294	145	200	2115
Grand Total	467	1242	1500	751	365	470	4795

Canada Mortgage and Housing Corporation

Edmonton Residential Construction Digest

Table 30a - Edmonton Metropolitan Area
Absorbed Units by Zone and Type
For the Month of: NOVEMBER 2011

Area	Singles 2011	Singles 2010	% Change 2011 to 2010	Multiples 2011	Multiples 2010	% Change 2011 to 2010	Total 2011	Total 2010	% Change 2011 to 2010
Zone Not Coded	0	0	.	0	0	.	0	0	.
North Central	7	4	75.0	16	8	100.0	23	12	91.7
Northeast	11	20	-45.0	7	20	-65.0	18	40	-55.0
Northwest	20	15	33.3	3	14	-78.6	23	29	-20.7
South Central	9	1	800.0	3	20	-85.0	12	21	-42.9
Southeast	53	93	-43.0	17	98	-82.7	70	191	-63.4
Southwest	104	109	-4.6	47	38	23.7	151	147	2.7
West	52	51	2.0	20	24	-16.7	72	75	-4.0
Total Edmonton City	256	293	-12.6	113	222	-49.1	369	515	-28.4
Beaumont Town	20	35	-42.9	0	6	-100.0	20	41	-51.2
Calmar Town	1	0	.	0	0	.	1	0	.
Devon Town	2	3	-33.3	0	0	.	2	3	-33.3
Fort Saskatchewan City	16	22	-27.3	160	14	1042.9	176	36	388.9
Gibbons Town	2	0	.	0	0	.	2	0	.
Leduc City	13	34	-61.8	7	18	-61.1	20	52	-61.5
Leduc County	13	15	-13.3	0	0	.	13	15	-13.3
Morinville Town	7	13	-46.2	4	1	300.0	11	14	-21.4
Parkland County	12	17	-29.4	0	0	.	12	17	-29.4
Spruce Grove City	12	15	-20.0	12	18	-33.3	24	33	-27.3
St. Albert City	14	14	0.0	0	0	.	14	14	0.0
Stony Plain Town	8	20	-60.0	6	4	50.0	14	24	-41.7
Strathcona County	33	48	-31.25	16	13	23.08	49	61	-19.67
Sturgeon County	7	10	-30	0	0	.	7	10	-30
Other Centres	0	2	-100	0	0	.	0	2	-100
Total Rural Municipalities	160	248	-35.5	205	74	177.0	365	322	13.4
Grand Total	416	541	-23.1	318	296	7.4	734	837	-12.3

Edmonton Residential Construction Digest

Table 30b - Edmonton Metropolitan Area
Absorbed Units by Zone and Type
Year to Date 2011

Area	Singles 2011	Singles 2010	% Change 2011 to 2010	Multiples 2011	Multiples 2010	% Change 2011 to 2010	Total 2011	Total 2010	% Change 2011 to 2010
Zone Not Coded	0	0	.	0	0	.	0	0	.
North Central	86	69	24.6	407	332	22.6	493	401	22.9
Northeast	199	229	-13.1	217	275	-21.1	416	504	-17.5
Northwest	189	243	-22.2	253	204	24.0	442	447	-1.1
South Central	66	47	40.4	73	120	-39.2	139	167	-16.8
Southeast	799	870	-8.2	412	604	-31.8	1211	1474	-17.8
Southwest	836	838	-0.2	469	795	-41.0	1305	1633	-20.1
West	505	523	-3.4	237	244	-2.9	742	767	-3.3
Total Edmonton City	2680	2819	-4.9	2068	2574	-19.7	4748	5393	-12.0
Beaumont Town	215	82	162.2	38	27	40.7	253	109	132.1
Calmar Town	3	0	.	0	0	.	3	0	.
Devon Town	13	11	18.2	5	18	-72.2	18	29	-37.9
Fort Saskatchewan City	207	185	11.9	318	160	98.8	525	345	52.2
Gibbons Town	21	14	50.0	21	0	.	42	14	200.0
Leduc City	240	200	20.0	66	313	-78.9	306	513	-40.4
Leduc County	98	70	40.0	0	2	-100.0	98	72	36.1
Morinville Town	77	82	-6.1	42	35	20.0	119	117	1.7
Parkland County	181	162	11.7	0	0	.	181	162	11.7
Spruce Grove City	197	243	-18.9	150	88	70.5	347	331	4.8
St. Albert City	173	168	3.0	72	46	56.5	245	214	14.5
Stony Plain Town	85	130	-34.6	114	77	48.1	199	207	-3.9
Strathcona County	393	396	-0.76	133	186	-28.49	526	582	-9.62
Sturgeon County	170	127	33.86	0	2	-100	170	129	31.78
Other Centres	42	39	7.69	5	0	.	47	39	20.51
Total Rural Municipalities	2115	1909	10.8	954	954	1.1	3079	2863	7.5
Grand Total	4795	4728	1.4	3032	3528	-14.1	7827	8256	-5.2

Edmonton Residential Construction Digest

Table 31a - Edmonton Metropolitan Area
Absorbed Single Units by Zone and House Type
For the Month of: NOVEMBER 2011

Area	Bungalow			Split Level			Two-Story			Other			Total
	2011	2010	%chg	2011	2010	%chg	2011	2010	%chg	2011	2010	%chg	
Zone Not Coded	0	0	.	0	0	.	0	0	.	0	0	.	0
North Central	2	1	100.0	0	1	-100.0	5	2	150.0	0	0	.	7
Northeast	0	0	.	0	0	.	11	20	-45.0	0	0	.	11
Northwest	1	1	0.0	0	1	-100.0	19	13	46.2	0	0	.	20
South Central	4	0	.	0	0	.	5	1	400.0	0	0	.	9
Southeast	0	2	-100.0	1	14	-92.9	52	76	-31.6	0	1	-100.0	53
Southwest	7	6	16.7	0	0	.	96	102	-5.9	1	1	0.0	104
West	0	6	-100.0	0	2	-100.0	52	43	20.9	0	0	.	52
Total Edmonton City	14	16	-12.5	1	18	-94.4	240	257	-6.6	1	2	-50.0	256
Beaumont Town	2	5	-60.0	1	0	.	17	29	-41.4	0	1	-100.0	20
Calmar Town	1	0	.	0	0	.	0	0	.	0	0	.	1
Devon Town	2	0	.	0	1	-100.0	0	2	-100.0	0	0	.	2
Fort Saskatchewan City	0	2	-100.0	1	4	-75.0	15	15	0.0	0	1	-100.0	16
Gibbons Town	1	0	.	1	0	.	0	0	.	0	0	.	2
Leduc City	1	4	-75.0	0	0	.	12	30	-60.0	0	0	.	13
Leduc County	5	6	-16.7	0	0	.	6	5	20.0	2	4	-50.0	13
Morinville Town	0	1	-100.0	1	3	-66.7	6	9	-33.3	0	0	.	7
Parkland County	8	11	-27.3	0	0	.	2	4	-50.0	2	2	0.0	12
Spruce Grove City	1	0	.	0	0	.	10	15	-33.3	1	0	.	12
St. Albert City	2	3	-33.3	1	0	.	11	11	0.0	0	0	.	14
Stony Plain Town	1	2	-50.0	0	0	.	7	9	-22.2	0	9	-100.0	8
Strathcona County	6	4	50	0	3	-100	25	41	-39.02	2	0	.	33
Sturgeon County	3	2	50	0	0	.	3	4	-25	1	4	-75	7
Other Centres	0	1	-100	0	0	.	0	0	.	0	1	-100	0
Total Rural Municipalities	33	41	-19.5	8	11	-54.6	114	174	-34.5	8	22	-63.6	160
Grand Total	47	57	-17.5	6	29	-79.3	354	431	-17.9	9	24	-62.5	416

Edmonton Residential Construction Digest

Table 31b - Edmonton Metropolitan Area
Absorbed Single Units by Zone and House Type
Year to Date 2011

Area	Bungalow			Split Level			Two-Story			Other			Total 2011
	2011	2010	%chg	2011	2010	%chg	2011	2010	%chg	2011	2010	%chg	
Zone Not Coded	0	0	.	0	0	.	0	0	.	0	0	.	0
North Central	22	10	120.0	9	7	28.6	53	48	10.4	2	4	-50.0	86
Northeast	5	10	-50.0	8	17	-52.9	184	202	-8.9	2	0	.	199
Northwest	8	6	33.3	10	13	-23.1	171	219	-21.9	0	5	-100.0	189
South Central	7	2	250.0	3	3	0.0	54	39	38.5	2	3	-33.3	66
Southeast	7	9	-22.2	53	69	-23.2	734	779	-5.8	5	13	-61.5	799
Southwest	57	42	35.7	2	14	-85.7	771	764	0.9	6	18	-66.7	836
West	28	29	-3.5	21	22	-4.6	458	464	-1.7	0	8	-100.0	505
Total Edmonton City	134	108	24.1	106	146	-26.9	2423	2616	-3.7	17	51	-66.7	2680
Beaumont Town	18	7	157.1	4	2	100.0	187	70	167.1	6	3	100.0	215
Calmar Town	2	0	.	0	0	.	1	0	.	0	0	.	3
Devon Town	4	2	100.0	0	1	-100.0	9	7	28.6	0	1	-100.0	13
Fort Saskatchewan City	20	17	17.7	11	18	-31.3	171	130	31.5	5	22	-77.3	207
Gibbons Town	2	0	.	7	8	-12.5	9	0	.	3	6	-50.0	21
Leduc City	23	18	27.8	8	3	166.7	207	175	18.3	2	4	-50.0	240
Leduc County	47	28	67.9	4	2	100.0	27	22	22.7	20	18	11.1	98
Morinville Town	11	4	175.0	7	15	-53.3	59	53	11.3	0	10	-100.0	77
Parkland County	110	78	41.0	1	4	-75.0	35	36	-2.8	35	44	-20.5	181
Spruce Grove City	9	10	-10.0	0	0	.	175	227	-22.9	13	6	116.7	197
St. Albert City	39	28	39.3	7	5	40.0	126	124	1.6	1	11	-90.9	173
Stony Plain Town	15	18	-16.7	0	0	.	54	75	-28.0	18	37	-56.8	85
Strathcona County	67	60	11.67	33	23	43.48	286	308	-7.14	7	5	40	393
Sturgeon County	68	44	54.55	2	1	100	57	49	16.33	43	33	30.3	170
Other Centres	12	10	20	5	8	-37.5	16	7	128.57	9	14	-35.71	42
Total Rural Municipalities	447	324	38.0	89	88	1.1	1419	1283	10.6	160	214	-25.2	2116
Grand Total	581	432	34.5	195	233	-16.3	3842	3798	1.2	177	265	-33.2	4795

Edmonton Residential Construction Digest

Table 32a - Edmonton Metropolitan Area
Absorbed Multiple Units by Zone, Type and Tenure
For the Month of: NOVEMBER 2011

Area	Semi-Det	Rental			Condominium			Other	Grand Total
		Row	Apt.	Total	Row	Apt.	Total		
Zone Not Coded	0	0	0	0	0	0	0	0	0
North Central	3	0	0	0	0	13	13	0	16
Northeast	3	0	0	0	4	0	4	0	7
Northwest	2	0	0	0	0	1	1	0	3
South Central	2	0	0	0	0	1	1	0	3
Southeast	7	0	0	0	9	1	10	0	17
Southwest	41	0	0	0	0	0	0	6	47
West	10	0	0	0	10	0	10	0	20
Total Edmonton City	68	0	0	0	23	16	39	6	113
Beaumont Town	0	0	0	0	0	0	0	0	0
Calmar Town	0	0	0	0	0	0	0	0	0
Devon Town	0	0	0	0	0	0	0	0	0
Fort Saskatchewan City	6	0	148	148	0	6	6	0	160
Gibbons Town	0	0	0	0	0	0	0	0	0
Leduc City	4	0	0	0	3	0	3	0	7
Leduc County	0	0	0	0	0	0	0	0	0
Morinville Town	0	0	0	0	4	0	4	0	4
Parkland County	0	0	0	0	0	0	0	0	0
Spruce Grove City	10	0	0	0	0	0	0	2	12
St. Albert City	0	0	0	0	0	0	0	0	0
Stony Plain Town	5	0	0	0	1	0	1	0	6
Strathcona County	14	0	0	0	2	0	2	0	16
Sturgeon County	0	0	0	0	0	0	0	0	0
Other Centres	0	0	0	0	0	0	0	0	0
Total Rural Municipalities	39	0	148	148	10	6	16	2	205
Grand Total	107	0	148	148	33	22	55	8	318

Edmonton Residential Construction Digest

Table 32b - Edmonton Metropolitan Area
Absorbed Multiple Units by Zone, Type and Tenure
Year to Date 2011

Area	Semi-Det	Row	Rental		Row	Condominium		Other	Grand Total
			Apt.	Total		Apt.	Total		
Zone Not Coded	0	0	0	0	0	0	0	0	0
North Central	61	0	15	15	6	318	324	7	407
Northeast	29	0	0	0	16	172	188	0	217
Northwest	20	0	0	0	116	117	233	0	253
South Central	17	0	2	2	3	51	54	0	73
Southeast	193	0	10	10	100	86	186	23	412
Southwest	199	0	0	0	100	136	236	34	469
West	142	0	0	0	68	27	95	0	237
Total Edmonton City	661	0	27	27	409	907	1316	64	2068
Beaumont Town	38	0	0	0	0	0	0	0	38
Calmar Town	0	0	0	0	0	0	0	0	0
Devon Town	2	0	0	0	3	0	3	0	5
Fort Saskatchewan City	65	0	219	219	11	12	23	11	318
Gibbons Town	2	0	0	0	0	19	19	0	21
Leduc City	40	0	12	12	14	0	14	0	66
Leduc County	0	0	0	0	0	0	0	0	0
Morinville Town	4	3	3	6	25	0	25	7	42
Parkland County	0	0	0	0	0	0	0	0	0
Spruce Grove City	112	0	0	0	4	19	23	15	150
St. Albert City	5	0	0	0	3	64	67	0	72
Stony Plain Town	19	0	0	0	15	80	95	0	114
Strathcona County	71	0	10	10	46	3	49	3	133
Sturgeon County	0	0	0	0	0	0	0	0	0
Other Centres	1	0	0	0	0	4	4	0	5
Total Rural Municipalities	359	3	244	247	121	201	322	36	964
Grand Total	1020	3	271	274	530	1108	1638	100	3032

Edmonton Residential Construction Digest

Table 33a - Edmonton Metropolitan Area
Absorbed Single-Detached Units by Zone and House Type
Average and Median Price: NOVEMBER 2011

Area	Bungalow		Split Level		Two-Story		Other		Total	
	Average	Median	Average	Median	Average	Median	Average	Median	Average	Median
Zone Not Coded	.	.	.	.	.	.	.	.	.	.
North Central	599,400	599,400	.	.	405,433	337,400	.	.	453,925	443,650
Northeast	.	.	.	.	426,245	409,600	.	.	426,245	409,600
Northwest	626,600	626,600	.	.	464,877	406,600	.	.	476,429	419,650
South Central	574,725	505,100	.	.	498,280	491,300	.	.	532,256	491,300
Southeast	.	.	.	.	431,498	429,000	.	.	431,498	429,000
Southwest	578,368	617,900	.	.	466,678	431,400	393,800	393,800	473,495	439,883
West	.	.	.	.	453,479	433,541	.	.	453,479	433,541
Total Edmonton City	582,575	599,400	.	.	463,802	429,900	393,800	393,800	460,390	433,100
Beaumont Town	577,300	577,300	397,500	397,500	444,091	440,000	.	.	455,083	442,950
Calmar Town	342,400	342,400	.	.	.	.	.	.	342,400	342,400
Devon Town	447,000	447,000	.	.	.	.	.	.	447,000	447,000
Fort Saskatchewan City	.	.	399,000	399,000	406,433	421,900	.	.	405,969	421,900
Gibbons Town	380,000	380,000	370,000	370,000	.	.	.	.	375,000	375,000
Leduc City	554,500	554,500	.	.	422,973	397,075	.	.	433,091	412,000
Leduc County	538,350	558,250	.	.	796,600	709,900	231,500	231,500	610,335	618,500
Morinville Town	.	.	444,900	444,900	374,080	363,000	.	.	385,883	371,450
Parkland County	790,975	779,950	.	.	625,000	625,000	1,000,000	1,000,000	798,150	779,950
Spruce Grove City	395,617	395,617	.	.	436,359	414,281	120,000	120,000	400,649	397,789
St. Albert City	689,500	689,500	692,900	692,900	524,620	484,700	.	.	562,931	529,000
Stony Plain Town	456,483	456,483	.	.	511,295	458,900	.	.	504,443	457,692
Strathcona County	672333	597000	.	.	537333	476500	1900000	1900000	600464	492500
Sturgeon County	750000	570000	.	.	973333	950000	480000	480000	807143	870000
Other Centres	.	.	.	.	.	.	.	.	.	.
Total Rural Municipalities	603,048	564,126	460,860	399,000	501,193	440,000	660,500	359,500	524,658	445,900
Grand Total	596,224	570,000	460,860	399,000	468,900	433,100	622,400	393,800	484,284	438,850

Edmonton Residential Construction Digest

Table 33b - Edmonton Metropolitan Area
Absorbed Single-Detached Units by Zone and House Type
Average and Median Price: Year to Date 2011

Area	Bungalow		Split Level		Two-Story		Other		Total	
	Average	Median	Average	Median	Average	Median	Average	Median	Average	Median
Zone Not Coded	.	.	.	.	.	.	.	.	.	.
North Central	453,265	448,500	353,206	349,900	778,142	510,300	989,150	989,150	655,701	453,600
Northeast	357,414	319,400	413,093	405,000	405,132	385,800	360,900	354,900	404,339	387,100
Northwest	550,368	571,300	531,941	502,500	546,894	549,000	.	.	546,367	549,000
South Central	581,521	618,300	285,200	285,200	770,549	585,100	792,143	593,000	756,582	589,900
Southeast	453,710	392,700	411,747	411,500	426,049	405,800	497,628	349,900	425,655	405,900
Southwest	568,402	554,300	385,640	409,700	644,966	550,000	515,296	411,500	638,350	550,000
West	657,079	498,600	430,173	439,700	521,813	449,400	.	.	525,577	450,400
Total Edmonton City	562,319	515,300	418,707	415,700	537,262	462,150	589,268	433,300	534,054	460,900
Beaumont Town	564,423	535,960	431,463	413,000	407,185	400,900	362,626	400,000	418,875	402,997
Calmar Town	225,040	212,000	.	.	318,600	318,600	.	.	263,565	212,000
Devon Town	486,247	510,900	.	.	375,650	389,000	.	.	400,410	389,900
Fort Saskatchewan City	545,670	549,800	394,248	393,750	426,307	395,000	401,667	403,000	440,796	405,900
Gibbons Town	320,000	290,000	365,376	339,900	397,658	380,000	410,692	390,000	384,075	360,000
Leduc City	432,141	418,000	277,266	312,617	384,522	369,900	558,281	774,900	386,465	374,900
Leduc County	470,284	477,360	530,750	538,500	670,733	649,750	337,628	302,000	498,128	502,200
Morinville Town	420,089	417,900	367,088	379,900	375,041	372,000	.	.	379,786	373,800
Parkland County	792,621	734,900	524,900	524,900	697,716	519,000	394,764	449,000	699,742	700,000
Spruce Grove City	605,503	572,000	.	.	433,498	420,000	356,648	398,864	435,648	420,647
St. Albert City	659,662	613,100	564,997	585,900	541,577	490,500	579,900	579,900	566,485	530,000
Stony Plain Town	405,508	413,450	.	.	424,091	414,603	238,037	238,350	378,079	390,000
Strathcona County	724,671	657,000	499,395	457,000	556,622	495,000	1,031,667	885,000	583,481	500,000
Sturgeon County	444806	390000	360000	360000	696542	680000	537186	580000	556290	540000
Other Centres	393642	407400	277636	285000	384575	414900	475656	340000	403054	403000
Total Rural Municipalities	561,790	511,000	430,340	408,000	466,584	425,000	450,069	403,000	480,601	430,000
Grand Total	561,935	513,900	423,909	411,450	511,232	448,000	463,176	403,920	511,193	449,000

Edmonton Residential Construction Digest

Table 34a - Edmonton Metropolitan Area
Absorbed Units from Inventory by Zone and Type
For the Month of: NOVEMBER 2011

Area	Singles 2011	Singles 2010	% Change 2011 to 2010	Multiples 2011	Multiples 2010	% Change 2011 to 2010	Total 2011	Total 2010	% Change 2011 to 2010
Zone Not Coded	0	0	.	0	0	.	0	0	.
North Central	2	0	.	13	4	225.0	15	4	275.0
Northeast	0	3	-100.0	1	0	.	1	3	-66.7
Northwest	5	5	0.0	1	3	-66.7	6	8	-25.0
South Central	1	0	.	1	9	-88.9	2	9	-77.8
Southeast	20	10	100.0	9	66	-86.4	29	76	-61.8
Southwest	9	10	-10.0	7	27	-74.1	16	37	-56.8
West	4	13	-69.2	0	14	-100.0	4	27	-85.2
Total Edmonton City	41	41	0.0	32	123	-74.0	73	164	-55.5
Beaumont Town	9	1	800.0	0	0	.	9	1	800.0
Calmar Town	1	0	.	0	0	.	1	0	.
Devon Town	0	2	-100.0	0	0	.	0	2	-100.0
Fort Saskatchewan City	7	7	0.0	8	8	0.0	15	15	0.0
Gibbons Town	0	0	.	0	0	.	0	0	.
Leduc City	6	3	100.0	3	9	-66.7	9	12	-25.0
Leduc County	2	0	.	0	0	.	2	0	.
Morinville Town	6	3	100.0	0	1	-100.0	6	4	50.0
Parkland County	3	0	.	0	0	.	3	0	.
Spruce Grove City	0	2	-100.0	4	2	100.0	4	4	0.0
St. Albert City	3	6	-50.0	0	0	.	3	6	-50.0
Stony Plain Town	3	5	-40.0	1	3	-66.7	4	8	-50.0
Strathcona County	12	12	0	2	0	.	14	12	16.67
Sturgeon County	1	0	.	0	0	.	1	0	.
Other Centres	0	0	.	0	0	.	0	0	.
Total Rural Municipalities	53	41	29.3	18	23	-21.7	71	64	10.9
Grand Total	94	82	14.6	50	146	-65.8	144	228	-36.8

Edmonton Residential Construction Digest

Table 34b - Edmonton Metropolitan Area
Absorbed Units from Inventory by Zone and Type
Year to Date 2011

Area	Singles 2011	Singles 2010	% Change 2011 to 2010	Multiples 2011	Multiples 2010	% Change 2011 to 2010	Total 2011	Total 2010	% Change 2011 to 2010
Zone Not Coded	0	0	.	0	0	.	0	0	.
North Central	15	8	87.5	224	89	151.7	239	97	146.4
Northeast	35	29	20.7	42	32	31.3	77	61	26.2
Northwest	56	42	38.1	39	114	-65.8	97	156	-37.8
South Central	8	9	-11.1	61	70	-12.9	69	79	-12.7
Southeast	205	93	120.4	93	115	-19.1	298	208	43.3
Southwest	104	114	-8.8	123	177	-30.5	227	291	-22.0
West	54	63	-14.3	88	111	-20.7	142	174	-18.4
Total Edmonton City	479	358	33.8	670	708	-5.4	1149	1066	7.8
Beaumont Town	51	11	363.6	1	3	-66.7	52	14	271.4
Calmar Town	1	0	.	0	0	.	1	0	.
Devon Town	3	2	50.0	3	1	200.0	6	3	100.0
Fort Saskatchewan City	90	54	66.7	96	60	60.0	186	114	63.2
Gibbons Town	1	0	.	19	0	.	20	0	.
Leduc City	54	34	58.8	27	147	-81.6	81	181	-55.3
Leduc County	5	2	150.0	0	0	.	5	2	150.0
Morinville Town	30	34	-11.8	14	30	-53.3	44	64	-31.3
Parkland County	14	12	16.7	0	0	.	14	12	16.7
Spruce Grove City	41	20	105.0	53	11	381.8	94	31	203.2
St. Albert City	50	44	13.6	15	13	15.4	65	57	14.0
Stony Plain Town	30	23	30.4	17	68	-75.0	47	91	-48.4
Strathcona County	110	61	80.3	37	49	-24.5	147	110	33.6
Sturgeon County	5	2	150	0	0	.	5	2	150
Other Centres	6	6	0	5	0	.	11	6	83.33
Total Rural Municipalities	491	305	61.0	287	382	-24.9	778	687	13.3
Grand Total	970	663	46.3	957	1090	-12.2	1927	1753	9.9

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Table 35a - Edmonton Metropolitan Area
Absorbed Single Units from Inventory by Zone and House Type
For the Month of: NOVEMBER 2011

Area	Bungalow			Split Level			Two-Story			Other			Total 2011
	2011	2010	%chg	2011	2010	%chg	2011	2010	%chg	2011	2010	%chg	
Zone Not Coded	0	0	.	0	0	.	0	0	.	0	0	.	0
North Central	1	0	.	0	0	.	1	0	.	0	0	.	2
Northeast	0	0	.	0	0	.	0	3	-100.0	0	0	.	0
Northwest	0	1	-100.0	0	0	.	5	4	25.0	0	0	.	5
South Central	1	0	.	0	0	.	0	0	.	0	0	.	1
Southeast	0	2	-100.0	0	4	-100.0	20	4	400.0	0	0	.	20
Southwest	1	1	0.0	0	0	.	8	8	0.0	0	1	-100.0	9
West	0	2	-100.0	0	0	.	4	11	-63.6	0	0	.	4
Total Edmonton City	3	6	-50.0	0	4	-100.0	38	30	26.7	0	1	-100.0	41
Beaumont Town	1	0	.	0	0	.	8	1	700.0	0	0	.	9
Calmar Town	1	0	.	0	0	.	0	0	.	0	0	.	1
Devon Town	0	0	.	0	0	.	0	2	-100.0	0	0	.	0
Fort Saskatchewan City	0	0	.	0	0	.	7	6	16.7	0	1	-100.0	7
Gibbons Town	0	0	.	0	0	.	0	0	.	0	0	.	0
Leduc City	1	2	-50.0	0	0	.	5	1	400.0	0	0	.	6
Leduc County	2	0	.	0	0	.	0	0	.	0	0	.	2
Morinville Town	0	0	.	1	2	-50.0	5	1	400.0	0	0	.	6
Parkland County	3	0	.	0	0	.	0	0	.	0	0	.	3
Spruce Grove City	0	0	.	0	0	.	0	2	-100.0	0	0	.	0
St. Albert City	1	1	0.0	0	0	.	2	5	-60.0	0	0	.	3
Stony Plain Town	0	0	.	0	0	.	3	3	0.0	0	2	-100.0	3
Strathcona County	0	0	.	0	0	.	12	12	0.0	0	0	.	12
Sturgeon County	0	0	.	0	0	.	1	0	.	0	0	.	1
Other Centres	0	0	.	0	0	.	0	0	.	0	0	.	0
Total Rural Municipalities	9	3	200.0	1	2	-60.0	43	33	30.3	0	3	-100.0	53
Grand Total	12	9	33.3	1	6	-83.3	81	63	28.6	0	4	-100.0	94

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Table 35b - Edmonton Metropolitan Area
Absorbed Single Units from Inventory by Zone and House Type
Year to Date 2011

Area	Bungalow			Split Level			Two-Story			Other			Total 2011
	2011	2010	%chg	2011	2010	%chg	2011	2010	%chg	2011	2010	%chg	
Zone Not Coded	0	0	.	0	0	.	0	0	.	0	0	.	0
North Central	4	1	300.0	3	0	.	8	6	33.3	0	1	-100.0	15
Northeast	0	1	-100.0	2	3	-33.3	32	25	28.0	1	0	.	35
Northwest	1	1	0.0	2	5	-60.0	55	35	57.1	0	1	-100.0	58
South Central	1	0	.	0	0	.	7	8	-12.5	0	1	-100.0	8
Southeast	1	2	-50.0	17	14	21.4	186	74	151.4	1	3	-66.7	205
Southwest	13	6	116.7	0	1	-100.0	91	100	-9.0	0	7	-100.0	104
West	4	6	-33.3	5	1	400.0	45	56	-19.6	0	0	.	54
Total Edmonton City	24	17	41.2	29	24	20.8	424	304	39.5	2	13	-84.6	479
Beaumont Town	7	1	600.0	0	2	-100.0	43	8	437.5	1	0	.	51
Calmar Town	1	0	.	0	0	.	0	0	.	0	0	.	1
Devon Town	1	0	.	0	0	.	2	2	0.0	0	0	.	3
Fort Saskatchewan City	3	6	-50.0	5	5	0.0	80	38	110.5	2	5	-60.0	90
Gibbons Town	0	0	.	0	0	.	0	0	.	1	0	.	1
Leduc City	6	8	-25.0	1	0	.	47	26	80.8	0	0	.	54
Leduc County	3	0	.	0	1	-100.0	1	0	.	1	1	0.0	5
Morinville Town	2	1	100.0	3	9	-66.7	25	21	19.1	0	3	-100.0	30
Parkland County	8	7	14.3	1	1	0.0	2	1	100.0	3	3	0.0	14
Spruce Grove City	1	2	-50.0	0	0	.	36	18	100.0	4	0	.	41
St. Albert City	10	11	-9.1	1	2	-50.0	38	28	35.7	1	3	-66.7	50
Stony Plain Town	4	4	0.0	0	0	.	20	14	42.9	6	5	20.0	30
Strathcona County	10	5	100.0	9	6	50.0	90	50	80.0	1	0	.	110
Sturgeon County	2	0	.	0	0	.	3	1	200	0	1	-100	5
Other Centres	1	0	.	1	3	-66.67	4	3	33.33	0	0	.	6
Total Rural Municipalities	59	45	31.1	21	29	-27.6	391	210	86.2	20	21	-4.8	491
Grand Total	83	62	33.9	50	53	-5.7	815	514	58.6	22	34	-35.3	970

Edmonton Residential Construction Digest

Table 36a - Edmonton Metropolitan Area
Absorbed Multiple Units from Inventory by Zone, Type and Tenure
For the Month of: NOVEMBER 2011

Area	Semi-Det	Rental			Condominium			Other	Grand Total
		Row	Apt.	Total	Row	Apt.	Total		
Zone Not Coded	0	0	0	0	0	0	0	0	0
North Central	0	0	0	0	0	13	13	0	13
Northeast	1	0	0	0	0	0	0	0	1
Northwest	0	0	0	0	0	1	1	0	1
South Central	0	0	0	0	0	1	1	0	1
Southeast	6	0	0	0	2	1	3	0	9
Southwest	7	0	0	0	0	0	0	0	7
West	0	0	0	0	0	0	0	0	0
Total Edmonton City	14	0	0	0	2	16	18	0	32
Beaumont Town	0	0	0	0	0	0	0	0	0
Calmar Town	0	0	0	0	0	0	0	0	0
Devon Town	0	0	0	0	0	0	0	0	0
Fort Saskatchewan City	2	0	0	0	0	6	6	0	8
Gibbons Town	0	0	0	0	0	0	0	0	0
Leduc City	3	0	0	0	0	0	0	0	3
Leduc County	0	0	0	0	0	0	0	0	0
Morinville Town	0	0	0	0	0	0	0	0	0
Parkland County	0	0	0	0	0	0	0	0	0
Spruce Grove City	2	0	0	0	0	0	0	2	4
St. Albert City	0	0	0	0	0	0	0	0	0
Stony Plain Town	0	0	0	0	1	0	1	0	1
Strathcona County	2	0	0	0	0	0	0	0	2
Sturgeon County	0	0	0	0	0	0	0	0	0
Other Centres	0	0	0	0	0	0	0	0	0
Total Rural Municipalities	9	0	0	0	1	6	7	2	18
Grand Total	23	0	0	0	3	22	25	2	50

Edmonton Residential Construction Digest

Table 36b - Edmonton Metropolitan Area
Absorbed Multiple Units from Inventory by Zone, Type and Tenure
Year to Date 2011

Area	Semi-Det	Row	Rental		Row	Condominium		Other	Grand Total
			Apt.	Total		Apt.	Total		
Zone Not Coded	0	0	0	0	0	0	0	0	0
North Central	26	0	15	15	6	174	180	3	224
Northeast	9	0	0	0	0	33	33	0	42
Northwest	3	0	0	0	2	34	36	0	39
South Central	7	0	2	2	1	51	52	0	61
Southeast	46	0	10	10	23	14	37	0	93
Southwest	38	0	0	0	7	75	82	3	123
West	61	0	0	0	0	27	27	0	88
Total Edmonton City	190	0	27	27	39	408	447	6	670
Beaumont Town	1	0	0	0	0	0	0	0	1
Calmar Town	0	0	0	0	0	0	0	0	0
Devon Town	0	0	0	0	3	0	3	0	3
Fort Saskatchewan City	40	0	32	32	6	12	18	6	96
Gibbons Town	0	0	0	0	0	19	19	0	19
Leduc City	24	0	0	0	3	0	3	0	27
Leduc County	0	0	0	0	0	0	0	0	0
Morinville Town	4	0	0	0	9	0	9	1	14
Parkland County	0	0	0	0	0	0	0	0	0
Spruce Grove City	25	0	0	0	3	19	22	6	53
St. Albert City	3	0	0	0	3	9	12	0	15
Stony Plain Town	8	0	0	0	8	1	9	0	17
Strathcona County	15	0	10	10	8	3	11	1	37
Sturgeon County	0	0	0	0	0	0	0	0	0
Other Centres	1	0	0	0	0	4	4	0	5
Total Rural Municipalities	121	0	42	42	43	67	110	14	287
Grand Total	311	0	69	69	82	475	557	20	957

Edmonton Residential Construction Digest

Table 37a - Edmonton Metropolitan Area
Absorbed Units at Completion by Zone and Type
For the Month of: NOVEMBER 2011

Area	Singles 2011	Singles 2010	% Change 2011 to 2010	Multiples 2011	Multiples 2010	% Change 2011 to 2010	Total 2011	Total 2010	% Change 2011 to 2010
Zone Not Coded	0	0	.	0	0	.	0	0	.
North Central	5	4	25.0	3	4	-25.0	8	8	0.0
Northeast	11	17	-35.3	6	20	-70.0	17	37	-54.1
Northwest	15	10	50.0	2	11	-81.8	17	21	-19.1
South Central	8	1	700.0	2	11	-81.8	10	12	-16.7
Southeast	32	83	-61.5	8	32	-75.0	40	115	-65.2
Southwest	95	99	-4.0	40	11	263.6	135	110	22.7
West	48	38	26.3	20	10	100.0	68	48	41.7
Total Edmonton City	214	252	-15.1	81	99	-18.2	295	351	-16.0
Beaumont Town	11	34	-67.7	0	6	-100.0	11	40	-72.5
Calmar Town	0	0	.	0	0	.	0	0	.
Devon Town	2	1	100.0	0	0	.	2	1	100.0
Fort Saskatchewan City	9	15	-40.0	152	6	2433.3	161	21	666.7
Gibbons Town	2	0	.	0	0	.	2	0	.
Leduc City	7	31	-77.4	4	9	-55.6	11	40	-72.5
Leduc County	11	15	-26.7	0	0	.	11	15	-26.7
Morinville Town	1	10	-90.0	4	0	.	5	10	-50.0
Parkland County	9	17	-47.1	0	0	.	9	17	-47.1
Spruce Grove City	12	13	-7.7	8	16	-50.0	20	29	-31.0
St. Albert City	11	8	37.5	0	0	.	11	8	37.5
Stony Plain Town	5	15	-66.7	5	1	400.0	10	16	-37.5
Strathcona County	21	36	-41.7	14	13	7.7	35	49	-28.6
Sturgeon County	6	10	-40	0	0	.	6	10	-40
Other Centres	0	2	-100	0	0	.	0	2	-100
Total Rural Municipalities	107	207	-48.3	187	51	266.7	294	258	14.0
Grand Total	321	459	-30.1	268	150	78.7	589	609	-3.3

Edmonton Residential Construction Digest

Table 37b - Edmonton Metropolitan Area
Absorbed Units at Completion by Zone and Type
Year to Date 2011

Area	Singles 2011	Singles 2010	% Change 2011 to 2010	Multiples 2011	Multiples 2010	% Change 2011 to 2010	Total 2011	Total 2010	% Change 2011 to 2010
Zone Not Coded	0	0	.	0	0	.	0	0	.
North Central	71	61	16.4	180	243	-25.9	251	304	-17.4
Northeast	164	200	-18.0	175	243	-28.0	339	443	-23.5
Northwest	130	201	-35.3	214	90	137.8	344	291	18.2
South Central	58	38	52.6	12	50	-76.0	70	88	-20.5
Southeast	593	777	-23.7	316	489	-35.4	909	1266	-28.2
Southwest	732	724	1.1	340	618	-45.0	1072	1342	-20.1
West	451	460	-2.0	149	133	12.0	600	593	1.2
Total Edmonton City	2,199	2461	-10.7	1386	1866	-25.7	3585	4327	-17.2
Beaumont Town	164	71	131.0	37	24	54.2	201	95	111.6
Calmar Town	2	0	.	0	0	.	2	0	.
Devon Town	10	9	11.1	2	17	-88.2	12	26	-53.9
Fort Saskatchewan City	116	131	-11.5	222	100	122.0	338	231	46.3
Gibbons Town	20	14	42.9	2	0	.	22	14	57.1
Leduc City	186	166	12.1	38	166	-77.1	224	332	-32.5
Leduc County	93	68	36.8	0	2	-100.0	93	70	32.9
Morinville Town	47	48	-2.1	28	5	460.0	75	53	41.5
Parkland County	167	150	11.3	0	0	.	167	150	11.3
Spruce Grove City	156	223	-30.0	94	77	22.1	250	300	-16.7
St. Albert City	122	124	-1.6	57	33	72.7	179	157	14.0
Stony Plain Town	55	107	-48.6	97	9	977.8	152	116	31.0
Strathcona County	281	335	-16.1	96	137	-29.9	377	472	-20.1
Sturgeon County	165	125	32	0	2	-100	165	127	29.92
Other Centres	36	33	9.09	0	0	.	36	33	9.09
Total Rural Municipalities	1,620	1604	1.0	673	572	17.7	2293	2176	5.4
Grand Total	3,819	4065	-6.1	2059	2438	-15.6	5878	6503	-9.6

Edmonton Residential Construction Digest

Table 38a - Edmonton Metropolitan Area
Absorbed Single Units at Completion by Zone and House Type
For the Month of: NOVEMBER 2011

Area	Bungalow			Split Level			Two-Story			Other			Total 2011
	2011	2010	%chg	2011	2010	%chg	2011	2010	%chg	2011	2010	%chg	
Zone Not Coded	0	0	.	0	0	.	0	0	.	0	0	.	0
North Central	1	1	0.0	0	1	-100.0	4	2	100.0	0	0	.	5
Northeast	0	0	.	0	0	.	11	17	-35.3	0	0	.	11
Northwest	1	0	.	0	1	-100.0	14	9	55.6	0	0	.	15
South Central	3	0	.	0	0	.	5	1	400.0	0	0	.	8
Southeast	0	0	.	1	10	-90.0	31	72	-56.9	0	1	-100.0	32
Southwest	6	5	20.0	0	0	.	88	94	-6.4	1	0	.	95
West	0	4	-100.0	0	2	-100.0	48	32	50.0	0	0	.	48
Total Edmonton City	11	10	10.0	1	14	-92.9	201	227	-11.6	1	1	0.0	214
Beaumont Town	1	5	-80.0	1	0	.	9	28	-67.9	0	1	-100.0	11
Calmar Town	0	0	.	0	0	.	0	0	.	0	0	.	0
Devon Town	2	0	.	0	1	-100.0	0	0	.	0	0	.	2
Fort Saskatchewan City	0	2	-100.0	1	4	-75.0	8	9	-11.1	0	0	.	9
Gibbons Town	1	0	.	1	0	.	0	0	.	0	0	.	2
Leduc City	0	2	-100.0	0	0	.	7	29	-75.9	0	0	.	7
Leduc County	3	6	-50.0	0	0	.	6	5	20.0	2	4	-50.0	11
Morinville Town	0	1	-100.0	0	1	-100.0	1	8	-87.5	0	0	.	1
Parkland County	5	11	-54.6	0	0	.	2	4	-50.0	2	2	0.0	9
Spruce Grove City	1	0	.	0	0	.	10	13	-23.1	1	0	.	12
St. Albert City	1	2	-50.0	1	0	.	9	6	50.0	0	0	.	11
Stony Plain Town	1	2	-50.0	0	0	.	4	6	-33.3	0	7	-100.0	5
Strathcona County	6	4	50.0	0	3	-100.0	13	29	-55.2	2	0	.	21
Sturgeon County	3	2	50	0	0	.	2	4	-50	1	4	-75	6
Other Centres	0	1	-100	0	0	.	0	0	.	0	1	-100	0
Total Rural Municipalities	24	38	-36.8	4	9	-55.6	71	141	-49.7	8	19	-67.9	107
Grand Total	35	48	-27.1	5	23	-78.3	272	368	-26.1	9	20	-55.0	321

Edmonton Residential Construction Digest

Table 38b - Edmonton Metropolitan Area
Absorbed Single Units at Completion by Zone and House Type
Year to Date 2011

Area	Bungalow			Split Level			Two-Story			Other			Total 2011
	2011	2010	%chg	2011	2010	%chg	2011	2010	%chg	2011	2010	%chg	
Zone Not Coded	0	0	.	0	0	.	0	0	.	0	0	.	0
North Central	18	9	100.0	6	7	-14.3	45	42	7.1	2	3	-33.3	71
Northeast	5	9	-44.4	6	14	-57.1	152	177	-14.1	1	0	.	164
Northwest	7	5	40.0	8	8	0.0	115	184	-37.5	0	4	-100.0	130
South Central	6	2	200.0	3	3	0.0	47	31	51.6	2	2	0.0	58
Southeast	6	7	-14.3	36	55	-34.6	547	705	-22.4	4	10	-60.0	593
Southwest	44	36	22.2	2	13	-84.6	680	664	2.4	6	11	-45.5	732
West	24	23	4.4	16	21	-23.8	411	408	0.7	0	8	-100.0	451
Total Edmonton City	110	91	20.9	77	121	-36.4	1997	2211	-9.7	15	38	-60.5	2199
Beaumont Town	11	6	83.3	4	0	.	144	62	132.3	5	3	66.7	164
Calmar Town	1	0	.	0	0	.	1	0	.	0	0	.	2
Devon Town	3	2	50.0	0	1	-100.0	7	5	40.0	0	1	-100.0	10
Fort Saskatchewan City	16	11	45.5	6	11	-45.5	91	92	-1.1	3	17	-92.4	116
Gibbons Town	2	0	.	7	8	-12.5	9	0	.	2	6	-66.7	20
Leduc City	17	10	70.0	7	3	133.3	160	149	7.4	2	4	-50.0	186
Leduc County	44	28	57.1	4	1	300.0	26	22	18.2	19	17	11.8	93
Morinville Town	9	3	200.0	4	6	-33.3	34	32	6.3	0	7	-100.0	47
Parkland County	102	71	43.7	0	3	-100.0	33	35	-5.7	32	41	-22.0	167
Spruce Grove City	8	8	0.0	0	0	.	139	209	-33.5	9	6	50.0	156
St. Albert City	28	17	64.7	6	3	100.0	88	96	-8.3	0	8	-100.0	122
Stony Plain Town	11	14	-21.4	0	0	.	34	61	-44.3	10	32	-68.8	55
Strathcona County	57	55	3.6	23	17	35.3	195	258	-24.4	6	5	20.0	281
Sturgeon County	66	44	50	2	1	100	54	48	12.5	43	32	34.38	165
Other Centres	11	10	10	4	5	-20	12	4	200	9	14	-35.71	36
Total Rural Municipalities	386	279	38.4	67	69	13.6	1027	1073	-4.3	140	193	-27.5	1620
Grand Total	496	370	34.1	144	180	-20.0	3024	3284	-7.9	155	231	-32.9	3819

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Table 39a - Edmonton Metropolitan Area
Absorbed Multiple Units at Completion by Zone, Type and Tenure
For the Month of: NOVEMBER 2011

Area	Semi-Det	Rental			Condominium			Other	Grand Total
		Row	Apt.	Total	Row	Apt.	Total		
Zone Not Coded	0	0	0	0	0	0	0	0	0
North Central	3	0	0	0	0	0	0	0	3
Northeast	2	0	0	0	4	0	4	0	6
Northwest	2	0	0	0	0	0	0	0	2
South Central	2	0	0	0	0	0	0	0	2
Southeast	1	0	0	0	7	0	7	0	8
Southwest	34	0	0	0	0	0	0	6	40
West	10	0	0	0	10	0	10	0	20
Total Edmonton City	54	0	0	0	21	0	21	6	81
Beaumont Town	0	0	0	0	0	0	0	0	0
Calmar Town	0	0	0	0	0	0	0	0	0
Devon Town	0	0	0	0	0	0	0	0	0
Fort Saskatchewan City	4	0	148	148	0	0	0	0	152
Gibbons Town	0	0	0	0	0	0	0	0	0
Leduc City	1	0	0	0	3	0	3	0	4
Leduc County	0	0	0	0	0	0	0	0	0
Morinville Town	0	0	0	0	4	0	4	0	4
Parkland County	0	0	0	0	0	0	0	0	0
Spruce Grove City	8	0	0	0	0	0	0	0	8
St. Albert City	0	0	0	0	0	0	0	0	0
Stony Plain Town	5	0	0	0	0	0	0	0	5
Strathcona County	12	0	0	0	2	0	2	0	14
Sturgeon County	0	0	0	0	0	0	0	0	0
Other Centres	0	0	0	0	0	0	0	0	0
Total Rural Municipalities	30	0	148	148	9	0	9	0	187
Grand Total	84	0	148	148	30	0	30	6	268

Edmonton Residential Construction Digest

Table 39b - Edmonton Metropolitan Area
Absorbed Multiple Units at Completion by Zone, Type and Tenure
Year to Date 2011

Area	Semi-Det	Rental			Condominium			Other	Grand Total
		Row	Apt.	Total	Row	Apt.	Total		
Zone Not Coded	0	0	0	0	0	0	0	0	0
North Central	35	0	0	0	0	141	141	4	180
Northeast	20	0	0	0	16	139	155	0	175
Northwest	17	0	0	0	114	83	197	0	214
South Central	10	0	0	0	2	0	2	0	12
Southeast	147	0	0	0	74	72	146	23	316
Southwest	161	0	0	0	91	57	148	31	340
West	81	0	0	0	68	0	68	0	149
Total Edmonton City	471	0	0	0	365	492	857	58	1386
Beaumont Town	37	0	0	0	0	0	0	0	37
Calmar Town	0	0	0	0	0	0	0	0	0
Devon Town	2	0	0	0	0	0	0	0	2
Fort Saskatchewan City	25	0	187	187	5	0	5	5	222
Gibbons Town	2	0	0	0	0	0	0	0	2
Leduc City	15	0	12	12	11	0	11	0	38
Leduc County	0	0	0	0	0	0	0	0	0
Morinville Town	0	3	3	6	16	0	16	6	28
Parkland County	0	0	0	0	0	0	0	0	0
Spruce Grove City	84	0	0	0	1	0	1	9	94
St. Albert City	2	0	0	0	0	55	55	0	57
Stony Plain Town	11	0	0	0	7	79	86	0	97
Strathcona County	56	0	0	0	38	0	38	2	96
Sturgeon County	0	0	0	0	0	0	0	0	0
Other Centres	0	0	0	0	0	0	0	0	0
Total Rural Municipalities	234	3	202	205	78	134	212	22	673
Grand Total	705	3	202	205	443	626	1069	80	2059

Edmonton Residential Construction Digest

**Table 40 - Edmonton Metropolitan Area
Percent Absorbed at Completion by Zone
For the Month of: NOVEMBER 2011**

Area	% Absorbed at Completion		
	Singles	Multiples	Total
Zone Not Coded	.	.	.
North Central	62.5	75.0	66.7
Northeast	73.3	100.0	81.0
Northwest	65.2	100.0	68.0
South Central	100.0	33.3	71.4
Southeast	54.2	66.7	56.3
Southwest	94.1	88.9	92.5
West	92.3	100.0	94.4
Total Edmonton City	80.5	85.3	81.7
Beaumont Town	45.8	.	45.8
Calmar Town	.	.	.
Devon Town	100.0	.	100.0
Fort Saskatchewan City	45.0	91.6	66.6
Gibbons Town	100.0	.	100.0
Leduc City	77.8	50.0	64.7
Leduc County	100.0	.	100.0
Morinville Town	100.0	66.7	71.4
Parkland County	90.0	.	90.0
Spruce Grove City	54.6	80.0	62.5
St. Albert City	100.0	.	100.0
Stony Plain Town	55.6	62.5	58.8
Strathcona County	75.0	87.5	79.6
Sturgeon County	85.71	.	85.71
Other Centres	.	0	0
Total Rural Municipalities	68.6	86.5	79.0
Grand Total	76.1	86.2	80.4

Edmonton Residential Construction Digest

Table 41 - Alberta Major Centres of 10,000+ Population
Housing Starts for the Month of: NOVEMBER 2011

City	Singles 2011	Singles 2010	% Change 2011 to 2010	Multiples 2011	Multiples 2010	% Change 2011 to 2010	Total 2011	Total 2010	% Change 2011 to 2010
Calgary	446	366	21.86	660	189	249.21	1106	555	99.28
Edmonton	423	453	-6.62	258	302	-14.57	681	755	-9.8
Grande Prairie	53	27	96.3	111	4	2675	164	31	429.03
Lethbridge	39	49	-20.41	17	10	70	56	59	-5.08
Medicine Hat	16	12	33.33	0	22	-100	16	34	-52.94
Red Deer	15	26	-42.31	21	6	250	36	32	12.5
Total	1042	992	5.04	1150	533	115.76	2192	1525	43.74

Edmonton Residential Construction Digest

Table 42 - Alberta Major Centres of 10,000+ Population
Housing Starts: Year-to-Date 2011

City	Singles 2011	Singles 2010	% Change 2011 to 2010	Multiples 2011	Multiples 2010	% Change 2011 to 2010	Total 2011	Total 2010	% Change 2011 to 2010
Calgary	4619	5449	-15.23	3703	3327	11.3	8322	8776	-5.17
Edmonton	4648	5753	-19.21	3993	3648	9.46	8641	9401	-8.08
Grande Prairie	524	453	15.67	135	18	650	659	471	39.92
Lethbridge	446	515	-13.4	269	195	37.95	715	710	0.7
Medicine Hat	122	226	-46.02	18	85	-78.82	140	311	-54.98
Red Deer	284	341	-16.72	231	193	19.69	515	534	-3.56
Total	12317	14527	-15.21	8850	7937	11.5	21167	22464	-5.77

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**Table 43 - Alberta Major Centres of 10,000+ Population
Housing Completions for the Month of: NOVEMBER 2011**

City	Singles 2011	Singles 2010	% Change 2011 to 2010	Multiples 2011	Multiples 2010	% Change 2011 to 2010	Total 2011	Total 2010	% Change 2011 to 2010
Calgary	524	670	-21.79	255	559	-54.38	779	1229	-36.62
Edmonton	422	557	-24.24	311	235	32.34	733	792	-7.45
Grande Prairie	35	26	34.62	2	8	-75	37	34	8.82
Lethbridge	53	55	-3.64	16	12	33.33	69	67	2.99
Medicine Hat	9	9	0	2	0	.	11	9	22.22
Red Deer	38	37	2.7	6	100	-94	44	137	-67.88
Total	1141	1383	-17.5	598	990	-39.6	1739	2373	-26.72

Edmonton Residential Construction Digest

Table 44 - Alberta Major Centres of 10,000+ Population
Housing Completions: Year-to-Date 2011

City	Singles 2011	Singles 2010	% Change 2011 to 2010	Multiples 2011	Multiples 2010	% Change 2011 to 2010	Total 2011	Total 2010	% Change 2011 to 2010
Calgary	4375	5823	-24.87	2515	4389	-42.44	6890	10192	-32.4
Edmonton	4890	4848	0.87	3183	3436	-7.36	8073	8284	-2.55
Grande Prairie	454	452	0.44	119	134	-11.19	573	586	-2.22
Lethbridge	522	606	-13.86	328	168	95.24	850	774	9.82
Medicine Hat	150	198	-24.24	82	88	-6.82	232	286	-18.88
Red Deer	282	390	-27.69	152	346	-56.07	434	736	-41.03
Total	12342	14125	-12.62	7510	9629	-22.01	19852	23754	-16.43

Edmonton Residential Construction Digest

**Table 45 - Alberta Major Centres of 10,000+ Population
Housing Under Construction for the Month of: NOVEMBER 2011**

City	Singles 2011	Singles 2010	% Change 2011 to 2010	Multiples 2011	Multiples 2010	% Change 2011 to 2010	Total 2011	Total 2010	% Change 2011 to 2010
Calgary	2678	2651	1.02	5842	4863	20.13	8520	7514	13.39
Edmonton	3442	3953	-12.93	5905	5263	12.2	9347	9216	1.42
Grande Prairie	424	386	9.84	123	107	14.95	547	493	10.95
Lethbridge	325	383	-15.14	243	304	-20.07	568	687	-17.32
Medicine Hat	67	112	-40.18	50	112	-55.36	117	224	-47.77
Red Deer	143	170	-15.88	261	154	69.48	404	324	24.69
Total	7891	8487	-7.02	12999	12282	5.84	20890	20769	0.58

Edmonton Area



Edmonton Census Metropolitan Area

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